



MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS MONDAY, NOVEMBER 2, 2020

All members of the Board being present via Zoom meeting, the meeting commenced at 5:05 p.m. on Monday, November 2, 2020.

- **September Minutes.** The September minutes were approved.
- **Tree Near Barnard Home and Right-of-Way.** Brian was going to follow-up with David about removing the tree and the right-of-way in front of the Barnard home.
- **List Serve.** Alan was going to get a current address list from Chuck Pardee and compare and would send a copy to John York so he could send out an invite for the Annual Meeting.
- **Annual Meeting Agenda.** The agenda for the Annual Meeting was modified to allow for the following:
 1. Introduction of Board Members.
 2. Introduction of first time attendees and Co-Presidents' statements.
 3. Alan was going to put in the correspondence to the property owners that in the interest of the meeting moving smoothly if they had any questions to send them prior to the meeting.
- **Finance Report.** Jeff Alpert reported that there is no need now to increase the dues. Motion was made and unanimously approved to approve the operating and reserve budgets.
- **East Beach Update.** Fred was going to try to find someone to work on the beach access. He reported it was still being covered with sand. He said the redo would be small and at most would take only two (2) day's work and should not cost much. He was going to talk with Ryan Thompson.

Fred also indicated he talked to T.J. Maher and that after the penetrations of his berm, assuming the Maher's contractor did it according to plans, we will pay the Maher's \$3,000.

Also, Brian was going to talk with David about keeping the drains clean in front of the Spivey house.

- **Equipment Shed.** Karen reported she had ordered the overhead doors, but has not ordered the stationary doors as Overheard Door does not supply them. The color will be medium gray.
- **The Marina.** Alan reported that the engineer was supposed to have some plans to us for this meeting, but unfortunately he did not have them.
- **Traffic Counter.** Lou Anne brought up the fact that she did not feel there is a need for a traffic counter. Fred agreed. Motion was made and it was approved that David take it down and put it in the equipment shed.
- **Gate Discussion.** There was extensive gate discussion with Lou Anne, Alan, Jeff, and John for various reasons not wanting a gate. These ranged from the inconvenience to all people coming to Middle Island, to the fact the gate would be in a very harsh environment and prone to malfunction, to people who just do not want a gate at all as well as the fact that this is a very divisive issue which will divide our property owners and neighbors. On the other hand, Karen, Fred, Cooper, and Brian for various reasons wanted to try a gate and at least put it down during peak times, but leave it up during other times. Brian mentioned he wanted to try it but he feels like Alan that it will be a lot of inconvenience to a lot of people and that the benefits may not outweigh the burdens especially when it malfunctions. Lou Anne suggested we have a committee composed of pro-gaters and persons who do not want a gate that would come up with just one list of the pros and cons so the property owners could make an informed decision. There was also much discussion about the fact that this would be a major, major change to Middle Island and it should be treated like the sale or mortgaging of land and should require a super majority vote as if the change is made it should not be implemented if there is just a small majority for a gate. Alan strongly felt this historically has been a very divisive issue and would prefer it be tabled.

In the end, it was decided to add to the agenda that there would be discussion on forming a committee on the feasibility of a gate.

Adjournment

There being no further business, the meeting was adjourned at approximately 6:15 p.m.