



## **MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS MONDAY, September 11, 2023**

All members of the Board except for Cooper and Karen attended the meeting convened by Zoom at 5:00 p.m. on Monday, September 11, 2023. Elayne joined the meeting at 5:20 pm. Chuck Dietsche and Audrey Dyer joined the first part of the meeting for the Variance for Lot 844 and Audrey stayed for the part about ARC being able to approve minor variances.

- **Approval of July 10, 2023, Minutes.** The minutes of the meeting of Monday, July 10, 2023, were unanimously approved.
- **Request For Variance for Lot 844 and Request for ARC to be Able to Approve Minor Variances.** The Board unanimously approved the request for variance for the size of the garage for Lot 844. Audrey also requested that the ARC be allowed to approve minor variances to the ARC guidelines so she can help expedite the ARC process. The Board unanimously adopted the following policy which shall be sent to the ARC chair.

If a variance is requested the ARC chair shall notify all members of the Board via email of the variance and in the subject line whether it is considered by the ARC as a major or minor variance. The ARC shall also notify the Board whether or not the ARC recommends approval of the variance. If there is a minor variance the Board has 10 days to approve or deny the variance. If no action is taken by the Board during such a 10-day period, the minor variance may be granted by the ARC. If there is a request for a major variance the Board shall decide whether to grant the variance.

- **Bridges and Roadwork.** John York and Alan Reyner reported we are now hopeful Bridge work at Marina will commence Mid-September.
- **Middle Island Property Owners Association Credit Card.** Ginny reported we now again have a visa card with a limit of \$10,000.00.
- **Nominating Committee Report and Date of Annual and Budget Meeting.** The Nominating Committee reported its recommendation that Rodolphe Barrangou and Audrey Kelley Dyer be the Board's nominees for the two open seats for the upcoming election. The Board unanimously approved the nominees and set Monday December 11, 2023, at 5:00 pm for the Annual Meeting and Budget Meeting to be held via Zoom.

- **Adjournment.** There being no further business, the meeting was adjourned at approximately 6:00 p.m.