

Giants Neck Beach Association

August 20, 2011 General Membership Minutes

In the absence of the President, Vice President Page Heslin called to order the August general membership meeting of the Giants Neck Beach Association at 9:05 AM.

Present: Board of Governors' members - Kathy Cole, Page Heslin, Dante Laterra, Mary Phelan, Nazz Paciotti, John Wohler and Linda Raffa, Interim Secretary and Laurie Ranelli, Treasurer, plus 58 association members.

To accommodate our guest speakers, **Irene Makiaris motioned to amend the proposed agenda by putting item 4b ahead of 4a. Motion seconded by Joe Luiz and passed by an all affirmative voice vote.**

Minutes of July 16, 2011 membership were reviewed. Brooke Mallory suggested amending minutes on page 1, under Clubhouse report. A sentence should be added to state that a show of hands showed support for options one and two. Lillian Agostini made a motion to accept minutes with amendment as stated. **Seconded by Joe Luiz and passed by an all affirmative voice vote.**

Board member Nazz Paciotti introduced our speakers, Paul Formica, First Selectman; Donna Price-Bekech, Town Assessor's Office; Steve Ferrara, Vision Appraisal. *Mr. Formica* spoke first and addressed the Darrow Pond Referendum on Sept 1st with a short explanation. He mentioned how taxes were down a little this year and answered a question pertaining to the fees paid to the town in lieu of taxes by the Prisons, Stone Ranch, Camp Niantic and Rocky Neck. *Donna Bekech* spoke briefly regarding the Assessor's office and brought handouts of "Frequently Asked Questions" regarding Assessment and Revaluation and an outline of programs available to Town Residents. Kathy Cole will put to our website. *The Vision Appraisal* Representative spoke about the Revaluation process. He mentioned Revaluation is required by the State of CT every 5 years. The new assessments will be sent in the mail November 1st, based on the market value derived from sales from Oct 1, 2010-Oct. 1, 2011. He explained how they study the sales of similar properties in similar neighborhoods to arrive at a median fair market value. He advised homeowners to go to website and do their own comparisons as well. A question and answer period followed. (Some of information covered is also in handout)

Page Heslin needed to leave and Kathy Cole took over presiding over meeting. Laurie Ranelli gave the treasurer's report that will be filed for audit and placed on website. As of July 31, 2011 our operating account balance was \$101,909.14. The Reserve Fund Account Balance was \$73,582.03. There is still one property tax payment from 2010 outstanding. There are 7 outstanding payments for 2011 at this time. The rental cottage tenants are current with payments through July 31, 2011.

Capitol Projects - Wick Mallory, BERTF co-chair, reported that Task Force is still checking in to who owns wall by outflow from ponds to beach. Now the Department of Aquaculture is involved as well as DEEP. Some work and repairs are needed and will take place.

Committee Reports:

Helena Corona spoke for PWC. She reminded everyone of the Gala celebrating 85 years of Women's Club is Saturday, September 3rd at 6-11 PM. You can attend the full affair of dinner and dancing for just \$25 per person, or you can attend just the dancing and cocktails from 8-11PM for just \$15 per person. RSVP no later than August 29th.

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Angelo Bettera spoke for Maintenance, which now takes care of Brush. The beach maintenance contractor took away old logs and driftwood collecting on beach. He asked if there was a Beach Committee Chair, yet? Kathy Cole told him no chair for Beach, and announced we are still are looking for chairs for Clubhouse and Recreation.

No New Business at this time.

Nazz Paciotti was thanked for arranging the speakers for today. Town Website links will be posted along with minutes.

Kathy Cole advised everyone of the Sept, Oct, and Nov Board of Governors meetings that anyone can attend. Dates and locations will be posted on website.

Comments from Public: A member asked if the Capitol Expenditures Survey mentioned at last meeting was still going to happen. Kathy Cole answered that it will.

John Makiaris motioned to adjourn the meeting. Jim Beaulieu seconded. Motion carried by an all affirmative voice vote. Meeting adjourned at 10:12 AM.

Linda Raffa, Interim Secretary
8/21/2011