



**Board Meeting Minutes  
June 17, 2021**

Noting the presence of a quorum of the board members, the meeting was called to order by Russ Simpkins at 7:47 p.m.

**Board Members Present:** Jonathan Thomas, Veerat Kalaria, David Orr, Eddy Rodriguez, Brian Lindwall-Thomas, Anthony DePalma, Russ Simpkins

**1. ARB Committee: Brian Lindwall-Thomas**

- ❖ Draft version of proposed rule change for solar roofs
  - Need to get reviewed by lawyers. Want to reserve ARB's right to control which solar technologies are and are not acceptable.
  - Will submit rule for Notice & Comment
  - Eddy & Jonathan suggested additional by-law clarification change that makes it clear all ARB rule changes need to go through Notice & Comment. (This will also need to go through Notice & Comment)
- ❖ ARB Update
  - ARB is documenting current rules, and noting differences between rules, by-laws and phonebook.
  - Marguerite Stadle expressed interest in volunteering in ARB, no objections noted in the meeting, Brian will follow-up.

**2. Landscape: Anthony DePalma**

- ❖ Monthly updates
  - Path work on Sleepy Hollow is completed. Several community members expressed thanks.
  - Work on Old Colony is planned, but not yet scheduled.
  - Marsh Pond trees still need to be handled as well.
  - Pond cleanup is in progress; contractor still waiting for State permits.
- ❖ Gazebo discussion
  - Discussed several additional options and prices. Anthony will put together 3-5 complete quotes for the September meeting. Want to have installed prices for Base + Upper (Gazebo, Pergola, etc)
  - Once the board reviews package options, they will put out a Notice & Comment for the annual meeting. Expect to make a decision and finalize installation plans in the annual meeting.

**3. Finance Committee: Janice Elliott**

- ❖ Monthly updates
  - Nothing notable to report.

- ❖ Need to get the Budget ready for the September meeting, so it can be approved and sent to the printers before the annual meeting. Russ requested a reminder to get paperwork together at the end of August.

#### **4. Septic Committee: Russ Simpkins**

- ❖ Monthly updates
  - Everything is going fine.

#### **5. Street Committee: Russ Simpkins**

- ❖ Monthly updates
  - Had minor post-storm flooding, contacted company to clean out catch basins. ½ have been cleaned so far, focusing on people's lawns/driveways. The rest will be serviced as the company has time. First bill was \$1800.

#### **6. Rules and Bylaws: Russ Simpkins**

- ❖ Resident calls/concerns
  - Jonathan asked about next steps on a dead pine tree in the conservation area between his house and his neighbors. If the tree is dead, it needs to be removed. It might be a privacy tree; need to discuss replacement options with neighbors, then submit ARB request.
  - Veerat's neighbor asked him about a dead tree in a conservation area near his house. Anthony can take a look.
  - Laurie Kilbroy also noted a dead tree in the conversation area behind her house. Russ noted we should pay Chad to drop (not remove) the tree to give them peace of mind.

#### **7. Website: Russ Simpkins**

- ❖ Monthly updates
  - Website has been updated with new board members and board meeting dates.

#### **Open Comment Period**

No comments

Next meeting will be held on September 16th.

Meeting adjourned at 8:55 p.m.

Respectfully submitted,

*Jonathan Thomas*  
*Secretary*