

BOARD OF GOVERNORS MEETING
June 23, 1972

The meeting was called to order at 8:30P.M. by Bob Viola, at Bill Sutphen's home.

Present: Bacquet, Claudin, Meeker, Sutphen, Sutton, Van der Veer and Viola.

Absent: LaGreca, Landolfi, Malanga, Matthern and Spano. Bob Viola requested action on a replacement for Bob Matthern who has not attended three meetings and does not wish to continue as a Board member due to lack of time. Bob suggested Peter Ruprecht. Ted Meeker made a motion that Peter Ruprecht be appointed by the Board to replace Bob Matthern. Bob Viola seconded and all said aye except Bill Sutphen who was opposed. Peter will serve as Mooring Chairman since Barney LaGreca and Mike Spano have not been able to take care of assigning spaces.

The secretary read the minutes of the previous meeting. they were approved on a motion by Art Claudin seconded by Bob Viola.

The Treasurer gave a report as of June 23, 1972. It was approved on a motion by Tom Van der Veer seconded by Bill Sutphen.

Committee Reports:

Membership: Tom Van der Veer presented an application from Mr. & Mrs. Wm. Vanesko who have purchased Young's house at 1 Ridge Road. The committee recommends approval. Art Claudin made the motion for approval Bob Viola seconded. All said aye except Peter Ruprecht who abstained.

Tom presented an application from James Brown who is buying the Rush house at 43 Wildwood Shores Dr. Bob Viola knows Mr. Brown. The committee recommends approval. Art Claudin so moved, Peter Ruprecht seconded and all said aye.

AN application from Mr. & Mrs. Wendling who are buying the Day house at 7 Sand Harbor Road. The Wendlings are known by Bill Sutphen. Tom said the committee recommends approval. Amy Bacquet so moved seconded by Ted Meeker and all said aye.

An application from Mr. & Mrs. Rittenhouse who are buying the Beams house at 6 Bonaparte Point Dr. was presented by Tom. The committee recommended approval. Bob Viola so moved Jim Sutton seconded and all said aye.

Tom submitted an application from Mr. John S. Murphy who bought Tannella's house at 8 Pebble Beach Road. The committee recommended approval. Art Claudin made the motion, Bob Viola seconded and all said aye.

Tom has three applications pending. Morsh who bought Pettigrew's house at 34 Bays View Road; Hewitt who bought Lowery's house on Bishops Rock Road; and Pavlak who bought Henwood's house at 14 Pebble Beach Road.

Construction and Property Inspection:

Jim Sutton reported that action would be taken to get unlicensed cars removed from Mr. Fiedler's property and Van's Hardware truck removed from the Pebble Beach parking area. The matter of the Greist camper will be taken up at the special meeting scheduled for July 15. Amy Bacquet turned over plans submitted by Mr. Higgins delivered to her by MR. Botti. She reported that the construction was to be on property alleged to be purchased by Landing Homes, Inc. from the Estate of Mr. Norman Shaw. An inquiry from Orr & Bock, Esqs. dated August 31, 1971 requesting a statement of monies owed to the Association was replied to on September 3, 1971 by the Treasurer with a letter outlining indebtedness. No reply was ever received. Mr. Higgins had plans approved and built a house on the Ard property on Wildwood Shores Dr. He assured the Board that the back dues owed by Mr. Ard would be paid.

On February 5, 1972 along with a letter to Mr. Yates the Secretary-Treasurer gave Mr. Higgins a letter addressed to him stating the amount of dues owed by Mr. Ard and attached a membership application which Mr. Higgins said he would have the purchaser of the house fill out and return to the association. Nothing has been received. Orr & Bock have not replied to a phone call made on June 13, 1972 by the Treasurer, asking that the indebtedness be taken care of before the Board would approve the plans submitted by Mr. Higgins to build on the Shaw property.

Art Claudin made a motion that no action be taken by the Board to approve the plans, until all past dues and interest are paid. The motion carried unanimously.

Docks & Beaches: Bill Sutphen reported that lumber and paint had been ordered and received but that hurricane Agnes had prevented work from being done. Work crews will be organized so that the work can be completed as soon as the weather permits.

Entertainment: Bob Viola reported that a Block Party is planned for July 4th at the Pool area. Posters are being made by Eleanor Morstatt. Bob requested an outlay of \$200 from Ways & Means to cover expenses. Adults will be charged \$2.00 and children \$1.00. Ways & means to be reimbursed. Art Claudin made the motion that a check for \$200 be made out to Peggy Viola for advance expenses. The motion passed.

Moorings: Peter Ruprecht reported that all mooring spaces had been assigned to those who have paid. Some spaces are still available.

Club House: There is still one boat stored. The owner will be asked to remove it.

Roads: Ted Meeker reported that he had obtained an estimate from the man who had done his septic area for the repair of the corner of Sand Harbor Road and Bass Rock Road in front of Mrs. Trink's property. To do the drain work and repair the surface would cost \$1000. Ted Meeker made a motion that the association obtain a loan, non-collateral, to do the necessary work. Tom Van der Veer seconded and it passed. Bob Viola said he would contact George Williams about the loan.

Old Business: The Secretary read the following Resolution for action by the Board.

RESOLUTION

The Board of Governors of Wildwood Shores Property Owners' Association exercises its option and extends the maturity date on all outstanding Promissory Notes by six years.

A motion to adopt the Resolution was made by Ted Meeker, seconded by Art Claudin and passed unanimously.

The passing of the Resolution to be announced at the Spring Meeting.

The Treasurer requested approval to pay Bob Corbin \$15.00 as billed for his services in cancelling the Mortgage on the Doran purchase. Art Claudin so moved, Jim Sutton seconded and all said aye.

There being no further business the meeting was adjourned by Bob Viola.

Respectfully submitted.

Amy T. Baquet
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Secretary

Treasurer's Report
June 23, 1972

Balance Oct. 1, 1971

\$ 5,597.75

Receipts

Dues	\$4,660.00
Mooring	1,000.00
Storage	120.00
Badges	287.00
Misc.	52.02
Ways & Means	696.10
Land Sale	<u>1,054.52</u>
Total	7,869.64

\$13,467.39

Disbursements

Admin.	\$ 418.80
Prop. Upk. & Imp.	120.00
N.J.P.&L.	154.74
R.E.Taxes	2,999.87
Ins.	240.33
Legal	-
Boat House Prop.	872.20
Ways & Means	628.62
Promiss. Notes	<u>3,054.94</u>
Total	8,489.50

Balance \$ 4,977.89

Expected Expenses thru Feb. 1, 1973

Admin.	\$ 600.00	(incl. Badges 1973 & 1974)
Prop. Upk. & Imp.	490.00	
N.J.P. & L.	200.00	
R.E.Taxes	2,748.00	
Ins.	777.00	
Legal	<u>15.00</u>	
Total	4,830.00	

Balance	\$ 4,977.89
- W & M	427.48
	<u>4,550.41</u>
- Prom. Notes	309.67
Working Capital	<u>4,240.74</u>
Expected Exp.	4,830.00
Deficit	589.26

Outstanding Notes \$14,320
Int. to July 1, 1972 ~~3,483~~ X