

New Hope Improvement Association  
Board Meeting Minutes  
January 17, 2017

Present: Gail Boyarsky (President), Lindsay Carroll (Incoming Treasurer), Alison Windram (Vice President), Walter Fowler, Jim Worrell (Outgoing Treasurer), Steve Herman, Kay Tapp, Ed Tostanoski

Chief Mike Tapp, New Hope Fire Department

Absent: Alice Freeman, Suzanne Sauter (Secretary)

### **Call to Order**

Gail Boyarsky called the meeting to order at 7:05 pm.

### **Treasurer's Report**

Jim Worrell, summarized the 2016 revenues and expenses. The building rentals, Turkey Run and Breakfast generated most of the revenues for the year. The Association is in the black. We have received the Orange County Tax forms that need to be signed and sent in by January 31, 2017 (Jim Worrell and Gail Boyarsky will make sure the forms are sign and sent to Orange County). South Orange Rescue Squad sent a request for a donation (no action was taken).

Gail Boyarsky said that they were still interested in finding a bank that did not charge annual fees.

### **Communications Committee**

Gail Boyarsky asked who was on the Communications Committee? Walter Fowler explained that Diane Doub and Mike Doub had been handling much of the electronic communications and were hoping to pass that on to someone who was tech savvy. Walter Fowler, Jim Worrell and Mike Doub have been preparing the event signage and are willing to continue. Kay Tapp explained that under the old Bylaws the Secretary was the chair of the Communications Committee, however, under the new bylaws, the Secretary is not required to serve on the Communications Committee. Gail Boyarsky asked Alison Windram to chair the Communication Committee. Kay Tapp and Ed Tostanoski volunteered to serve on the Committee and recruit other Association members to help. Lindsay Carroll manages the web site.

The Board discussed having a more active membership list, Association members who were active and wanted to receive information on Association activities. It was suggested that there be a way to unsubscribe from emails.

### **Building Committee Report**

Steve Herman reported that he had worked on the hot water heater. He explained that the anode rod periodically had to be replaced to keep the hot water from smelling bad. Mike Tapp said that he

would be willing to replace the anode rod when the water starts smelling. It was also suggested that the hot water tank be drained occasionally to prevent the water from getting stagnate.

Mike Tapp reported that the Fire Department had work done on the well. The pump, all the pipes and wiring have been replaced, a liner was installed to prevent surface water getting in the well.

Steve Herman said that the kitchen sink needed a sprayer to keep the sink clean. He thought that a sprayer might cost around \$200. The Board authorized purchase of a sprayer.

The Board would like a subcommittee to develop a landscape plan with a budget to review. Gail Boyarsky said that she would ask Suzanne Sauter to serve on the subcommittee, because she had several ideas for the landscaping.

### **Building Rentals**

Gail Boyarsky has been handling the building rentals and said that it can be rather time consuming. She said that the building has been rented most every weekend and that building rentals makes the most money for the Association. She added that Mike Doub tried to find a rental management company to handle the rentals, but was not successful. Gail suggested hiring a professional cleaning company occasionally as needed. The Board supported hiring a professional cleaning company as needed.

Ed Tostanoski said that his son Edward was willing to work with him as the rental manager. The following are the new rental rates. The increase in fees will cover the rental management fee.

Members: with kitchen- \$120 per day; without kitchen- \$95 per day

Non-Members: with kitchen- \$180 per day; without kitchen- \$120 per day

Not For Profit Organizations: \$35 (less than 4 hours, no kitchen use, less than 25 people)

**Motion:** Jim Worrell moved and Walter Fowler seconded to hire Edward and Ed Tostanoski to manage the building rental.

**Vote:** Motion passed unanimously. (Ed Tostanoski abstained from the vote)

### **Fire Department Lease**

Gail Boyarsky said since the bylaws had been updated the Association needs to discuss ownership and relationship with the Fire Department sometime this year. She thought that 2 people should work on it initially and bring their findings to the Board for discussion.

### **2017 Meeting Dates**

Meetings will be held on Tuesday evenings.

February 21 – Board Meeting

April 18 – Board Meeting

June 20 – Board Meeting

August 15 – Board Meeting

October 17 – Board Meeting  
March 21 – Membership Meeting  
September 19 – Membership Meeting  
November 14 – Membership Meeting

## **2017 Association Events**

Saturday, February 18, 10 am - **Patterson Mill Hike**

Tuesday, March 21, 7 pm - **Membership Meeting**

Saturday, April 1 - **Country Breakfast**

Sunday, July 16 - **Ice Cream Social**

Tuesday, September 19, 7 pm - **Membership Meeting – Dessert and Community Watch  
with Sheriff Blackwood**

Saturday, November 11 - **Turkey Run**

Tuesday, November 14, 7 pm – Annual **Membership Meeting**

**Motion:** Jim Worrell moved and Mike Tapp seconded that the Board approve the Association 2017 Calendar.

**Vote:** Motion passed unanimously in favor.

The Board brainstormed other ideas for Association activities: Game night, Audubon tour, Indian Trading Path, Funny Girl Farm tour. The Board wants to encourage the membership to make suggestions as to what type of activities they would like to see.

Meeting adjourned at 8:35 pm.