

Frye Island Inc Board Meeting
Saturday, July 7, 2012

Meeting was called to order at 8:04 A.M.

Attendance: Joe Potts, Ed Charrette, Nancy Donio, Jacquie Ossi, Neill Bovaird,
Dave Lowe, and Wayne Fournier

Financial Statements: Joe reported that the current financial statement is short the new addition of the \$11,000.00 from the sale of the privacy lot 1902 to Mike Brown. Joe asked Wayne about a possible other sale and Wayne reported that that sale seems to have fallen through at this point.

Charter Amendment: Joe reported on the October 2011 Town Meeting that resulted in a charter amendment regarding Emergency Funding changes. It was later discovered that this was not done correctly and so Joe redrafted the charter amendment as requested and he has presented this the BOE. From there it must go to public announcement, public hearings and then to a vote.

Agendas: Joe and Wayne reported that future FII Agendas will be on the Frye Island website like the BOE's.

Conservation: A discussion ensued with the final decision to keep any lots placed into Conservation in the control of FII rather than donate to the Town.

A list of lots that had been identified by Ed and Jacquie after extensive research were reviewed and discussed. A **Motion** was made by Jacquie and seconded by Dave to place all noted/listed lots on attached list, except those noted as owned by the Town or having a septic system, into Conservation with all previously noted Deed Restrictions for Conservation. The motion was passed unanimously.

Wayne was asked to see if any deed restrictions existed on the lots that we noted as having septic systems. He was also asked to discuss the 4 Town owned lots with the BOE and see if they would like these lots placed in Conservation for the reasons noted on the list provided by Ed and Jacquie. Nancy made a **Motion** that was seconded by Dave to allow Wayne to contact the owners of the Septic systems lots and see if they are interested in purchasing these lots for an amount of \$4,000 per lot with the same Deed restrictions of a typical non-build able, privacy lot would hold. The vote was unanimous. Wayne said depending on any deed restrictions he discovered, he would go ahead and initiate contact to see if there was any interest.

Money Transfers: Joe brought up the idea of asking the Town to make their \$17,000 lease payment to the Recreation Improvement Fund rather than to FII. He also stated that we have some available money and would FII be interested in making a \$17,000 donation to the Golf Reserve Fund. Both Recreation and Golf are in need of the funds for needed improvements. A discussion ensued and all were in agreement. Joe made a **Motion** that was seconded by Neill and all voted yes. Joe asked for a volunteer to go to the next BOE Meeting to inform them of this decision. Ed stated that he would attend and bring it up during open comments.

Community Center Kitchen: Neill brought up the much needed improvements to the Community Center Kitchen. Nancy reported that the Recreation Commission has in their Capital Improvement list the needed repairs not just to the kitchen but to the whole community center. Dave asked as to the plans for the Fitness Facility in the Community Center. Both Wayne and Nancy reported that the BOE felt there was too much liability for various reasons. Dave said he would go to the next BOE meeting to discuss this liability fear. Joe indicated that FII still has ownership of the Community Center and since there are a number of CD's scheduled to come due, FII is in a position to donate an additional \$40,000 for Community Center improvements with a concentration on the kitchen. It was agreed that a plan for proper kitchen use, expenses for improvements etc. was needed prior to this donation. It was agreed that Nancy would go to the next Rec Meeting and inform them of this possible donation.

Meetings: The next meeting is scheduled for 9/1 at 8 A.M, with the Stockholder meeting immediately following at 9 A.M.

Candidacy: All agreed to run again for next year.

Budget: Joe reported that it will look essentially the same as past years.

Future Beaches: Nancy brought up the growing overcrowding at the beaches and that every beach was used this weekend (with the possible exception of 3 which is being remediated using grant money for water erosion). It was noted in a prior survey sent to all of FII Stockholders that lots 1601/1602 should be held in reserve for future beaches. Nancy asked that FII commit to this idea and also add in lots 2027/2028. It was agreed that all members would check out these lots and discuss further at the next meeting.

Meeting was adjourned at 9:35 A.M.

Frye Island Inc lots proposed for conservation

Key to symbols: **C** = conservation land, **S** = septic, **W** = wet, **I** = busy intersection, **T** = trails/open area, **R** = recreation area, **LF** = leach field, **CC** = community center

105	adj to C , Leisure/ beach 2	1349	I , Birch & Leisure
176	I , Leisure & Sunset	1383	W , Birch & Oak
349	W & adj to C , Leisure	1392	W "
362	"	1393	W , Nutting
363	"	1401	W , Nutting (Town)
364	" (Town)	1402	W , Nutting
365	W & adj to C	1545	W abuts C , Harbor (Town)
367	"	1700	W (below fire/mnt) Independence
368	"	1701	W
369	"	1702	W
394	LF	1703	W
396	S	1704	W
397	S , across from R	1705	W , Ridge & Hilltop
401	S , Leisure	1706	W
851	very small, Sunset	1707	W
853	abuts C	1768	S , Ridge
855	I , Sunset & White	1792	T/R , Twinview
866	I , Sunset & Highpoint	1793	T/R
873	I , T , Sunset, adj to empl parking	1794	T/R
893	I , W , Sunset & Highpoint	1795	T/R
929	W , adj to C , Paddock	1804	S , Ridge
1003	W brook, Shady hill	1809	S & I
1004	W brook	1819	LF , Ridge
1008	very small , nonconforming?	1857	2 LF
1025	adj to rock dump Highpoint	1864	T , Leapview
1051	I , Highpoint & N. Beach	1865	T
1052	I	1869	T & W
1057	I , Highpoint and CC	1870	T & W
1120	I , across from CC	1918	near open areas , Independence
1137	I , across from Fire/mnt	1919	"
1138	I	1920	"
1139	W pond	1921	near open areas , Putting Hill
1204	backs to C/CC , Acorn	1923	backs to golf house (Town)
1205	"	1924	"
1226	Ridge & Chestnut	1957	W , Ridge & White
1246	abuts C/open , Ridge & Elm	1965	W pond, Ridge & Hillcrest
1248	"	1966	W
1259	abuts C/open , Forest	1970	W , Hillcrest
1260	abuts C/open , Greenwood	1971	W
1277	W , Birch	1972	W
1280	W , Birch	1973	W
1281	"	1974	W
1282	"	1975	W
1301	I/R , by pool	1979	W , across from CC
1345	across from C , Birch	1980	W
		1981	W