

July 20, 2022, 4:15 pm

Board of Directors Meeting Agenda

Via zoom

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Start 4:17

In attendance: Diane Boston, Meredith Edwards, Jennifer Foster, Ania Janis, Lisa Kennedy, Ron Lamorte, Heather Raker, Penny Rashin, John Sini, Tammy Sload, Lauren Swenson

Absent: Stephen Berger, Richard Chilton, Tiffany Van Elslander, Carol Glassmeyer, Maeve McGovern, Ginger Morgan

June board meeting minutes approved.

Neighbor concerns – Sarah Nickerson joined call.

* Sarah:
  + First, thank you to Heather & the board. Impressed and appreciative of all the hard work.
  + Conversations with neighbors. Want to see success of the foundation and quality of neighborhood. Neighbors are concerned with noise, types of activities (make sure we aren’t a community center), parking, paving. Even supportive neighbors are concerned.
  + Neighbors haven’t heard long term plan. Where do we expect to be 5 or 10 years down road? E.g., activities, financial planning, preservation of property. How are we making decisions about types of events, impact on community? What’s a food truck doing here? What’s long term plan that doesn’t involve endless rentals?
* Penny:
  + We have vision!
  + We’re sympathetic to people who don’t want sweet 16, loud bands, wedding. Broken the trust?
* Sarah:
  + Family envisioned property being used, but not community center where anyone uses space.
  + Our events have been great. Bringing all ages in. But financial person renting the barn – NO. Music concerts surprised family but understand benefit. Amplified outside music must be limited to a few times per year. If need to make money have a blow-out event one time per year and be done with it. Our P&Z proposal (withdrawn) would let us have up to 70 people 365 days per year.
  + We don’t have to be beholden to the neighbors! Neighbors are the biggest beneficiaries!!
* Choose rentals that bring strategic value.
* Jennifer – board needs to do the work to think about framework. Board will schedule meeting to look at events through lens of: profits, attendees, annoyance to neighbors, mission. Then share in a report. Ron, Jennifer, Tammy, John, Meredith, Penny, Ania all offered to help.
* Ania: We clearly have a property that was needed in our town. Hence the demand.
* Strategic vs. commercial.
* Needs to be minimum $$ when we rent.
* We are not in the meeting business. Refer to the library.
* Penny: this is a really good problem that we have!
* John: Danger cause we don’t have real parking lot. Town could give us trouble because of that.

Financials

* June financials – consistent with last year with exception of $50K donation in first half of last year.
* Junior board could get behind playhouse renovation.

APS condition assessment

* Lots of great info that we can layer into website, tours
* Make sure they get access to the info in safe.
* Ania raised issues not addressed in report:
  + HVAC. Need to consider for long term.
  + Plumbing damage upstairs. Issues behind walls?
  + Cedar roof would be prettier
  + Updating lighting
  + Gardening …. Not the prettiest raised beds. $20K to get invasives out.
  + Aerial photography from 30s – so many more trees. 50 years of no one planting trees. 10 year plan to add canopy. Pretty gardens are very expensive. Survey shows people love gardening.
  + Therefore, MORE than $225K.
* Grants for restoration?? Rose & Carl will point us in right direction.
* Diane to schedule meeting with APS.

Survey Results

* Please review online. Will discuss at next meeting.

Junior Ranger program

* Please review online
* 3rd to 5th graders. 2 hours at Homestead.

STM exhibit

* Need a few people to take a final look at “script”!
* Tammy, Diane, Meredith, Tifffany, Penny … meeting next week.

2022 Meetings – 4:15 pm

* Schedule for 2022-23 board meetings, all 4:15 pm
  + September 14 - LIVE
  + October 26
  + December 7
  + January 18
  + March 8
  + April 26
  + June 14
  + July 26

End 5:40