

**Black Point Beach Club Association**  
**June 30, 2021 Meeting**  
**In-person**  
**6:00 pm**

**Agenda**

**Call to Order and Attendance**

**Executive Session**

- Recreation Program
- Pending Litigation

**Public Comment**

**Consent Agenda**

- Approval of Minutes – May 27, 2021 & May 30, 2021\*
- Reports – Tax Collector, Treasurer, Beach Manager\*
- Charter Commission\*

**Unfinished Business**

- July 4<sup>th</sup> picnic & parade
- Right of way pinning
- Adverse possession\*
- PO Box elimination
- Tennis lessons

**New Business**

- Investment policy – need volunteers to create/document policy
- Beach managers job – return to employees reporting to beach managers
- Liaisons – prior BOG members were named as liaisons to various activities\*
- Policy manual update

**Public Comment**

**Adjourn**

\*Attachments

## **Unfinished Business**

### **Tennis Lessons – comments from Will**

*I remembered why a fee cannot be charged for tennis or any other instruction on club property as it is a violation of our zoning laws. The only two parcels zoned commercial and where commerce is allowed is where the Black Point Market is located on Nehantic and on East Shore Dr. where the Black Point Realty has an office. That being the case a fee cannot be charged for tennis lessons under our present zoning laws and we have to reject the request. So not to have double standards the yoga group should be notified that if they (have an instructor) that is charging a fee there use of the clubhouse has to cease in fairness to all members. That becomes a commercial use. If they want a member or members to lead yoga on a volunteer basis that is acceptable and allowed under our present zoning laws. If members don't like the zoning let them vote to have it changed.*

### **New Business - Prior BOG liaisons**

- Will Fountain and Mike Johnson (Replacement)- Liaison to the Association Manager and general physical environment.
- Cheryl C (Replaced by Janet Bonelli)-liaison for Parks and Rec
- Bill McDowell (Replaced by Rich Diachenko)-Fishing and Kayak permits(?)
- Steve Beauchene-Zoning
- Phil Lombardo (Replacement?)-Finance and Labor