

MINUTES
FIRE ISLAND PINES PROPERTY OWNERS' ASSOCIATION, INC.
BOARD OF DIRECTORS' MEETING

May 11, 2019

Directors Present: Tami Hausman, Greg Henniger, Garry Korr, Chris Lovito, Tad Paul, Henry Robin, Russell Saray, Ed Schulhafer, Jeff Stadt, Bob Tortora, Jim Vandernoeth

On Phone: Allan Baum, Gary Clinton, Eric Sawyer

Absent: Jay Pagano

Also Present: Ken Pollard (Office Administrator)

Meeting called to order by Vice President Ed Schulhafer at 10:36 am in the Solstice Room, Whyte Hall, Fire Island Pines, NY.

Tad Paul motioned to approve the April meeting minutes. Henniger seconded and the motion carried.

President's Report

Schulhafer read the [President's Report](#) submitted by Jay Pagano.

Contractor

- A meeting with Pines contractors was held on April 29th
 - FIPPOA stressed that the enclosures were designed for storage of supplies and equipment.
 - FIPPOA's primary enforcement mechanism would be to stop freight deliveries for a given contractor.
 - Harbormaster Dennis Murphy has worked very hard improving the organization at the freight Dock.
 - In Ocean Bay Park freight goes directly to the job sight.
 - Freight in the Pines should go to the contractor's work site (or enclosure).
 - Currently there is no room for freight dock expansion and the coops do not want to give up their dumpster site
 - The freight dock needs some repairs.
 - The gate is supposed to be repaired within the next month.
 - With no gate, deer have access to the freight dock and can destroy landscapers' merchandise.
- FIPPOA has received complaints that some of the boulevard sheds look like junkyards.
 - Requests have been made and the offenders said they will clean up.
 - The question was raised as to whether the Suffolk County Police could monitor the boulevard and enforce community standards.
- Part of the Community Manager's future role will be to enforce rules.
 - Board is in agreement, enforcement is key.
 - Community Manager will be in charge of freight dock and boulevard appearance.
 - Community Manager will need support of the President and the Board.

Membership

Russell Saray and Tami Hausman, Membership Committee Co-Chairs reported:

- 65% of Membership are Automatic Renewal Memberships.
 - The Membership Committee's goal is to increase Automatic Renewal Memberships significantly.
 - Membership income is up to approximately \$65,000
 - Membership is a very robust committee consisting of:
 - Wissam Abyad
 - Morty Ballen
 - Alan Klein
 - Roger Kluge
 - Chris Mai
 - John Ricotta
 - Dana Spitler
 - Matt Tague
 - Michael Walsh
 - Membership Volunteers are:
 - Gary Clinton
 - Joh Knoebel
 - The committee will be tagging wagons without stickers this month and will start removing wagons in June.
 - Clipped wagons will be kept at Whyte Hall and locked (some are abandoned)
- Discounts for Pines Party tickets will be offered for Members until Memorial Day.
 - Eleven members have taken advantage of the discounted tickets already.
 - Six VIP discounted tickets have been purchased.
 - Pines Party ticket sales are better than the same time frame last year.

New business

- Some rental houses are creating a nuisance with the lax handling of their garbage.
- Saray has been working with Tommy Esposito and Barbara Welstek on the garbage problems.
 - Esposito can supply list of houses that are a problem.
 - Although FIPPOA could contact non-resident owners to alert them of any problems with their rental properties, Esposito prefers that he himself notifies the offenders as opposed to FIPPOA.
 - Esposito and Weltsek are taking the initiative to resolve the problem by prevention and immediate resolution when they arise.
- Brookhaven points out that much of Fire Island Boulevard is licensed to FIPPOA and FIPPOA should therefore take responsibility for policing it.
- Coastline is supposed to pick-up the Peapod boxes on the same day they are dropped off
- At Cedar and Ocean Walks, where the 2017 fire occurred, fire debris is still on the site.
 - The Board is in agreement that damaged houses as well as construction sites need to be cleaned up and receive citations from the Town where appropriate.
 - Bob Tortora will list offending houses and discuss with Pagano when he returns to the Pines.

Recycling

- Brookhaven Recycling regulations have been revised.
- The Pines has historically been a good recycling community
 - If trash doesn't meet specifications Tony's Barge will sticker the garbage

Housekeeping

- The Community Manager hiring process is well underway with nearly 200 resumes submitted.
 - Whittled down to a good list of at least 20 that are "in the zone".
 - Phone interviews are scheduled to start this weekend.
 - Pagano would like to see the Community Manager in place by July 1.
 - Gary Clinton, Tami Hausman, Henry Robin, Tad Paul serve on the search committee.
- Fire Chief, Joe Geiman is on next week's Spring Meeting Agenda to talk about fire safety.
- Fire Commissioner Chair Richard Barry is on the agenda to cover the Fire Commissioner's work.
- June will be a good indicator of the need of budget adjustments

Adjourned at 11:43

Submitted by:
Ken Pollard
Office Administrator