

BLRAA BUZZ

April 2020

BLRAA Monthly BOD Meeting Minutes – April 26th, 2020m 3:00pm (via Zoom due to COVID-19)

10:00am (3:10pm start, 3:50pm end)

Attendance: 13 members in attendance.

Meeting called to order by President Tony Vinciguerra

Pledge of Allegiance (not recited)

Roll Call: Present: Tony Vinciguerra (President), Mark LaLumiere (Vice President, Site), Rachel Albert (Secretary), James Sullivan (newly elected Treasurer), Richie Kenney (Buildings & Maintenance), Scot Chambers (Roads & Grounds), Jerry Austin (Activities) and Rob DeMayo (Water & Sewer) and Scott Cairns (newly elected Safety)

Special Election Results:

James Sullivan – 96 votes

Scott Cairns – 95 votes

Brenda Kenney – 88 votes

Anthony Fiorello (write in) – 3 votes

Blanks – 6 votes

James Sullivan has taken the Treasurer position

Scott Cairns has taken the Safety committee chair

Secretary's Report: Nothing to report. Reminder to member to update their contact information via email to secretary@blraa.com.

Treasurer's Report: Tony V provided update. Frugal spending during off-season, pending documents to be handed over from past treasurer. Receivables continue to climb. Citizens Bank has continued to be a challenge, sentiment shared by boat docks and accountant.

Committee Reports:

Buildings & Maintenance: **Richie Kenney** Rob replaced lock at Lodge. Floors will be stripped and resealed while Lodge is closed. Pavilion – can we do anything now during health emergency? As long as limited number of people and social distancing maintained. Aim is to try to be ready to go once restrictions on mass gatherings are lifted. Reports of possible water heater issue at the lodge. Will be looked into.

Water & Sewer: **Rob DeMayo** Uprights are almost done. Recently completed work to repair sewer line near site 245 due to negative incline.

Roads & Grounds: **Scot Chambers.** More road wrap is needed but looking for board's approval. Looking to get it while we can.

Site Control: **Mark LaLumiere.** Lots of permits being requested for new trailers, trees. Working to get them organized for distribution at board meetings going forward.

Safety: nothing to report. Scott to get golf cart stickers and records, along with camp keys from Charlie.

Activities: **Jerry Austin.** All activities and planning are on hold due to ongoing health emergency

Boat Docks Liaison: **Mark LaLumiere** Owners requesting to put docks in. Advised to look very closely to current state guidelines and submit proposal to board for review.

Unfinished Business

COVID-19: Many proactive measures taken.

Expectation is owners respect and follow these measures. Rochester Emergency Operations Center has been making surprise visits. Very pleased with steps we've taken thus far. Main concern is beach/boat area once restrictions are relaxed. Bottom line: stay the course.

Comcast Update: contact: Eric Curran (603-340-7937), install fee's waived when going through him. It will appear as a charge and then a credit. \$7,375 from Comcast has been received and cashed. Reminder this is a revenue share deal so the camp will receive % of revenue.

Pavillion: Discussed under Committee reports

New Business

Campfire permit changes: As distributed on 18Apr via Happenings and posted in Facebook group: The Rochester Fire Department has informed us that fire permits can only be obtained by the deeded landowner by taxation where the fire is located. What that means to the BLRAA is that the Association can no longer apply for a blanket fire permit to cover the entire membership.

The rules, requirements, full details and applications for obtaining a permit are found here: <https://nhdfweb.sovsportsnet.net/>

A few other notes:

- Cost is \$3.00.
- Permits are issued for a one-time burn or a season.
- Members should be selecting "Seasonal Category 1 Burn Permit".
- Seasonal permits expire on December 31 of each year.
- It is the responsibility of each member to comply with the requirements of the permit.

Additional guidelines published by New Hampshire Division of Forests and Lands

- Category I (cannot be greater than 2 feet in diameter)
 - Category II (cannot be greater than 4 feet in diameter)
 - Category III (greater than 4 feet in diameter)
 - Brush and wood will not exceed 5 inches in diameter.
 - No household waste, treated wood or composite materials may be burned.
 - A category I (cannot be greater than 2 feet in diameter) fire will be at least 25' from structure
 - A category I fire may be kindled with a permit at any time whether raining or not.
 - You own or have written landowner approval in order to receive a fire permit or furnish proof that I am a legal agent for the landowner.
 - The NH Department of Environmental Services has regulations that must be followed regarding the testing and abatement of asbestos prior to demolition. You understand, only clean, untreated and non-contaminated wood may be burned.
 - You shall have sufficient water, tools and personnel necessary to control and completely extinguish the fire. I understand a buried fire is not an extinguished fire.
 - You understand that using used tires or tubes to start a fire would be a serious violation of NH DES Air Resources Division rules and regulations.
 - You are at least 18 years old
- Fire department has confirmed because we are a campground, the setback requirements are waived.

Proposed Motions:

Change date of May Board meeting from Sunday May 24th to Sunday May 31st. Rachel raised, Rob second motion.

Motion to open discussion to the floor only to address the business of the day:

Rachel Albert made motion to open the floor, 2nd by Jerry Austin.
John McSheehan (244): Do we really need roadwrap?
Response: we still have roads that have not been done yet as we ran out.

Perhaps Holy Rosary could be an option over Citizens Bank. Will be reviewed once James has been brought up to speed as Treasurer.

Boat Docks – concerns with putting them in as it could bring more issues with larger than desired groups gathering

Arnold Johnson (342):

When adding addition to site, do we need permit from the Town in addition to a permit from the camp? Per rules, members responsibility to get the permits they need. The Board cannot advise if the city permit is needed.

New Lawyer: Robert Duchamb. Former atty Steven Dibble has retired and can no longer practice law as his insurance has expired.

Scot Chambers made motion to close the floor.
Richie Kenney second the motion.

Special Message from the President: Special thank you to the board for working together over the last month in devising guidelines / changes needed to comply with current health emergency.

Motions

Change date of May board meeting from Sunday May 24th to Sunday May 31st. – Passed, all in favor.

REVISED COVID-19 related guidance since Board Meeting. Published – 13May via Happenings & Facebook group

Following the State Guidance, the Board is happy to announce the following areas are no longer restricted:

Boat Docks - Dock owners must follow the Boat Dock protocols as provided by the Boat Dock Committee

Community Gardens - Planting of individual gardens only, no gatherings/socials
Lake Access

Remember the following guidelines continue to be in place:

No visitors, immediate families only. If they do not live with you, they should not be at the campground.

Face coverings are recommended when outside and unable to maintain 6ft distance

No campfires in common areas until further notice

No gatherings more than 10 people while still maintaining 6ft social distance

Please review the attached COVID-19 safeguarding guidance provided by the Governor's Economic

Reopening Task Force and follow all recommendations.

<https://www.covidguidance.nh.gov/>

REMINDER: We need dramatic change in owner participation levels in activities that are critical to campground operation. Please remember this at future board meetings as well as the Annual Meeting

Mailing address for all BLRAA business (including DUES payment)

**BLRAA
PO BOX 1742
Rochester, NH 03866**

Please take note of zip code

Respect - for fellow campers and **BOD members**

Treating people in a positive manner that acknowledges them for who they are and/or what they are doing. Being treated or treating an individual in a dignified manner.

Respect is earned and is never just given. BUT, you must give respect to receive respect. Meaning when you interact with an individual you treat them with dignity and in a respectful manner as this shows your character as a person. And the respect will be reciprocated. You must always behave in a respectful manner as this reflects on you, your character, integrity and values of who you are as a person.

Tony Vinciguerra	President	bandtv@comcast.net
Mark LaLumiere	Vice President Site/Dock Liaison	lalumieredesign@hotmail.com
James Sullivan	Treasurer	bltreas2018@gmail.com
Rachel Albert	Secretary	rachelablraa@gmail.com
Scot Chambers	Roads & Grounds	mrsac@aol.com
Rob DeMayo	Water & Sewer	Robdemayo@comcast.net
Jerry Austin	Activities	ausman7640@gmail.com
Scott Cairns	Safety	cairns12@myfairpoint.net

If you are selling your site I can put info in the BUZZ, or Happening Info needed - site #, length of trailer & addition, price, Phone #. Email etc.... Send info to rgrace44@msn.com.

Hi all,
Guidance at this stage is to follow state issue guidance, which is safer at home. As far as I know social distancing is still strongly recommended, along with the wearing of masks in public. Suggest to use the following website for the latest info from the state of New Hampshire; <https://www.nh.gov/covid19/>

NOTICE OF SALE OF SITE #CCW-31/203

Pursuant to the Order of the Strafford County, New Hampshire Probate Court In Re: The Estate of Barbara Tarnor, Case No. 319-2019-ET-212, a sale of Site #CCW-31/203 together with all property located on the Site, Baxter Lake Recreation Area, Rochester, New Hampshire, will take place by Public Auction at the Site on Saturday, June 27, 2020 beginning at 11 a.m.

TERMS OF SALE.

1. The property will be open for viewing at 10:45 a.m. on Saturday, June 27.
2. 10% down in cash; balance due within 14 days, by cash or certified check made payable to "Ronald P. Indorf Trust Account".
3. The Estate reserves the right to: set a minimum bid, reject any bid, and/or postpone the auction at its discretion.

Please contact the Undersigned with any questions.

Ronald P. Indorf, Esquire, Administrator of The Estate of Barbara Tarnor
(603)742-241

[Horseshoes](#) - *Saturday at 10 AM - Horseshoe pits behind the lodge.*

BLRAA
PO BOX 1742
Rochester, NH 03866