

Board of Directors Meeting  
July 12, 2010 @ 6:30pm  
Conference Room, Corporation Office

Directors Present: Gerard Eramo, Vice Chairman  
James W. Lavin  
John Ward  
Joseph Connolly

Directors Unable to Attend: Jeffrey Wall

Also Present: Kevin R. Donovan, CEO  
Patricia Petrillo, Controller  
Bill Ryan, LNR

The Vice Chairman opened the meeting at 6:35pm and noted there would be no public forum on the agenda until more guidance on the new Open Meeting Law was provided.

#### Minutes

**VOTED: Motion of John Ward, seconded by Joseph Connolly, to approve the minutes of the Board of Directors meeting held on June 24, 2010**  
Unanimous 4-0 vote

**VOTED: Motion of Joseph Connolly, seconded by James Lavin, to approve the minutes of the Board of Directors meeting held on June 28, 2010**  
3-0-1 vote Mr. Ward abstained

The Board agreed to defer the release of Executive Session minutes to the next meeting.

#### Financials

The CEO noted that the acceptance of Memorial Grove Ave was not factored into the FY11 Budget and that \$60,400 was needed for maintenance costs related to water/sewer, electricity, snow removal, landscaping, storm system and miscellaneous maintenance. Mr. Lavin was informed that the source of funds would be from free cash after the audit was completed.

**VOTED: Motion of John Ward, seconded by James Lavin, to approve a budget revision #2 by increasing the Facility Maintenance Line item by \$60,400 to reflect a like item appropriation of \$169,780 and a total Budgetary FY11 appropriation of \$1,421.380**  
Unanimous 4-0 vote

Discussion ensued on Budget Account Transfers to balance books for FY10 for Workers Comp/Health insurance (\$9,900) Medicare insurance (\$400), electricity (\$820), water (\$170), telephone (\$100), common area maintenance (\$2,310) and building maintenance (\$900).

**VOTED: Motion of James Lavin, seconded by John Ward, to transfer \$14,600 from the Reserve Appropriation to the specific accounts as attached**  
Unanimous 4-0 vote

Discussion ensued on FY09 Unpaid Bills that were previously approved and expended in FY10 during the transition phase from Quick Books to MUNIS software. A Board vote was required for audit purposes.

**VOTED: Motion of Joseph Connolly, seconded by James Lavin, to approve FY09 unpaid bills totaling \$238,295.65 from General Fund in FY10 for Nutter \$178,641.11, Ivas, \$880, Petrillo \$27.50, CPA \$41.67, Donovan, \$38.00, O'Sullivan \$10,000, Creative Comm. \$1,885, Young \$50.39, Service Point \$369.86, Siroonian \$20, US Treasury \$1,185.15. Simpson Spring \$11, Town of Weymouth,**

**\$4,757.82, Judge \$12,000, Fulbright \$28,152.15, SS Disposal \$56, Verizon \$180  
Unanimous 4-0 vote**

Discussion ensued on FY10 actual Water and Sewer expenses and the amount to raise and appropriate to the Enterprise Funds for the period ending June 30, 2010.

**VOTED: Motion of James Lavin, seconded by John Ward, to raise and appropriate the sum of \$22,000 from the Water Enterprise Fund receipts and appropriate for the expenses during fiscal year 2010 for the Water Enterprise Fund**

Unanimous 4-0 vote

**VOTED: Motion of James Lavin, seconded by John Ward, to raise and appropriate the sum of \$32,000 from the Sewer Enterprise Fund receipts and appropriate for the expenses during fiscal year 2010 for the Sewer Enterprise Fund**

Unanimous 4-0 vote

#### New Open Meeting Law (OML)

The CEO noted the amended OML went into effect on July 1, 2010 with stringent requirements on posted meeting notices and executive session discussions. The Attorney General's office intended to hold informational meetings. Mr. Donovan stated all executive session issues must meet the strict requirements of the Law and that the CEO Report would only include administrative issues until an interpretation of the Law was provided. Each Board member signed a Certificate of Receipt of Open Meeting Law Materials.

#### CEO Report

The Board was reminded of the Chamber event on Thursday, July 15<sup>th</sup> and the Parkway groundbreaking ceremony on Monday, July 26<sup>th</sup>. The July 26<sup>th</sup> Board meeting was moved from 6:30pm to 11:00am.

Mr. Connolly noted that a quorum of the Board would be in attendance at the Chamber event and that they were allowed to gather, but not to deliberate.

**VOTED: Motion of John Ward, seconded by James Lavin, to adjourn the meeting**

**Unanimous 4-0 vote**

The meeting ended 6:50pm

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Mary Cordeiro, Recording Secretary

Jeffrey Wall, Chairman