

NEWPORT YACHT CLUB  
Stoney Creek INC  
Minutes  
September 20, 2017  
Saltfleet Room, Stoney Creek Town Hall

**Call to Order:**

Commodore Barry Stringfellow called the meeting to order at 6:35 PM.  
In addition to the Commodore, the following Board Members were present:

Dean Cole  
Terence Hughes

Nigel Reed  
Michael Rushton by Phone  
Janet Womack

**1. Regrets:** Brian Goodbrand

**2. Additions / Approval of Agenda**

**Added:** Review of Social Motion in August 2017 Minutes

Motion to approve the Agenda as amended was proposed, seconded and carried.

**3. Approval of Minutes:**

Minutes of the August 22, 2017 Board Meeting were reviewed by all present.

Motion to accept the Minutes was proposed, seconded and carried.

**4. Business Arising from the Minutes:**

**Motion pertaining to Appointment of Terrence Hughes as Vice Commodore-**

The relevant bylaws were reviewed and the determination was made that Mr. Hughes would not be eligible to hold the position of Vice Commodore as a Social Member by virtue of Bylaw 10.9 which states "*All Officers must be Exclusive Mooring Rights Members or Patron Members, and Directors of the Club, in good standing.*".

The motion was therefore amended to read: Motion proposed to nominate Janet Womack as Vice Commodore Marketing, seconded and carried.

**Signage** – Discussion of “Visitor Slip” and “Harbour Entrance” Signage was deferred to next meeting of the BoD.

**Parkette Gate** – has been repaired.

**Council of Commodores** – The Commodore reported that he and Michael Rushton attended a meeting of the Council and found it to be very good value for the annual fee of \$275.00 per year for quarterly meetings. The major issue discussed was the high water in Lake Ontario this spring. Some clubs had to file insurance claims for dock damage. The Commodore also advised the Council that shallow water in our harbour entrance is no longer a problem due to our dredging activities. It was interesting to note that the second youngest Yacht Club (the NYC-SC being the youngest) is the Lakeshore Club (open 26 years). It was recommended that a delegation from the Club House Building Committee should visit the Lakeshore Club to get ideas for our own club house.

**Review of Social Motion in August 2017 Minutes** - Dean Cole reported he had received adverse comments from members of the Social Committee that the motion “*that all land social activities, including regattas be supported by the Social Committee*” would be beyond the capacity of the Social Committee to handle due to the insufficient number of volunteers. Further discussion deferred to the next BoD meeting along with a discussion of financial penalties for members not volunteering.

## **5. Treasurer’s Report:**

**Financials** - The following documents were tabled by the Treasurer: Balance Sheet Comparison with Prior Year to August 31, 2017; Profit and Loss Comparison to previous year from Oct 2016 to August 2017. (attached). The Treasurer reported a bottom line of \$29,000 ahead of last year on the income statement - and over \$84K in profit with one month to go in this fiscal year. This positive news will increase again for the year end as adjustments for Pre-pay from last year plus more new members who pre-pay for 2018. Accounts Receivable are up \$15,000 over last year which include dues and fees to be received from new members. Moving on to the Balance sheet we have a total of \$450K in the bank and only \$491K in debt to TD because we have been making payments for several months.

**New Club House Vs Maintenance** - The Treasurer also advised he has heard that a few non-Board members are telling other members that we, the Board, should be improving the existing facility before we do anything else. These people were obviously in the minority who do not believe we need a new clubhouse. The truth is that we have enough money in the operating budget for ongoing repairs and

maintenance and enough in the bank to begin Clubhouse construction. We have not spent all we budgeted for repairs and maintenance this year or last year. The Treasurer reminded the Board the Membership spoke last August and a majority of over 2 to 1 decided we should go ahead and borrow to fund clubhouse improvements. It is not a choice of maintenance or a new clubhouse - we have the capacity do both and if Directors hear anyone stirring confusion and misinformation amongst the members, please take the time to Correct them.

**New Club House Committee** – Nothing new to report.

**2017 Election** – The Treasurer and the Membership Director are working on it and will have everything ready for the meeting of potential candidates on October 3, 2017. They were directed to compile a list of potential candidates to ensure they are invited to attend the meeting.

## **6. Standing Committee Reports”**

**a. Membership:** The Membership Director advised the Club has four new Patron Members since August 15, 2017.

**Motion** that new members joining the Club after August 15<sup>th</sup> be advised they have 30 days to pay for their next year’s dockage or they will be charged the daily rate for dockage until payment has been made was proposed, seconded and carried.

**“Live Aboards”** – A potential new member asked about the NYC SC policy on Live Aboards. After discussion the Membership Director will advise him Live Aboards are not allowed due to Civic Bylaws. However he is free to stay on his boat during the regular cruising season.

**Membership Update** – The Club currently has 190 Members made up of 88 Patrons and 55 EMR’s (of which 3 are not boat owners). The balance are Social Members. It appears the Club has lost 15 or 16 Social Members this year.

**Insurance Data** – 40 members have not filed their insurance information with the Club.

### **b. Property:**

**Pump Out** – The equipment has sustained damage and repairs/replacement could cost \$1,300.00 or more. Further discussion on “Pump Out” Control deferred to the next BoD Meeting.

**Motion** to authorize up to \$2,000.00 for repairs or replacement of the “Pump Out” Equipment was proposed, seconded and carried.

**Electrical Repairs** – The electrical wiring at the flex joints where electricity comes on the docks should be inspected for damage. This inspection and repairs require the services of a qualified Electrician. Roger Cox has volunteered to inspect these joints. The Property Director, Dean Cole, was asked to obtain three quotes from Electrical Contractors to complete this work.

**Gate Management** – The problem was occurring when the gate was left open so contractors could gain access to the harbour. Members would notice the gate was open and they would close the gate thus unintentionally blocking the contractor from gaining access. This issue has been resolved by the Property Director using the key lock on the Gate Pedestal to lock the gate open. As an aside, key fob management for members has improved.

**Post Dock Master Property Management** – The issue is members are not cleaning up after themselves. Two main issues are garbage not being put in the bin and washroom clean up. Should the club hire a cleaner or should a Club House Manager be appointed to keep the facilities clean? Additional Signage is to be set up advising members to clean up after themselves. Garbage cans will be removed to the shed so members will be forced to place trash in the bin.

**Club House Back Door Lock** – has broken and needs to be replaced. A commercial grade lock replacement would cost approximately \$800. Considering activities to replace the Club House, should the lock be replaced with a commercial grade or residential grade lock.

**Motion** that the lock be replaced “with a suitable lock” after the Property Director obtains three quotes was proposed, seconded and carried.

**c. Marketing:** The Marketing Director advised all the web site updates have been implemented except for the Club clothing and photos. Dave Goede will be asked to add “drone footage” to the web site. The Commodore will also discuss relocation of the “web cam” with Mr. Goede.

**Job Description** Rewrites for the Directors has been completed.

**Job List for Volunteers** is in progress.

**New Member Handbook** will be ready for next season.

**Newport Boat** in the parking Lot – Greg Jordan has volunteered to set up the lighting.

**d. SOCIAL** – no report

**e. ON WATER ACTIVITY**

**Racing Club** – A Trophy Presentation will be made to the Racing Club in appreciation of their promotional activities at the Closing Party.

**On Water Activity Register** – The On Water Director proposed the Register to outline all the tasks associated with all On Water activities.

**Kayak Launch**- Cost of this equipment is estimated to be \$4,500 which would be recovered from members who would use the launch to safely enter/exit the water with their kayaks or canoes. Further discussion deferred.

**Aquatic Weed Control** – A device to cut weeds is available at a cost of approximately \$200.00 The “On Water” Director was directed to buy it to determine if this would be an effective solution to the weed issue.

**Beach Access:** This subject deserves to be revisited. Nigel Reed will discuss this further with his predecessor Alfredo Domingo.

**ACTION**

**7. New Business:**

**Legality of Crossing Double Yellow Line to make Left Turn into Parking Lot** – A member approached the Commodore claiming it was illegal to turn left into the parking lot. After discussing the matter with Traffic Services, it was determined there was no legal issue with such a turn. However there is a need for motorists to be careful when turning into the parking lot.

**8. Next Meeting Date:** October 18, 2017

**9. Adjournment:** The Meeting was adjourned at 8:48 P.M.