Ocean Beach & Yacht Club
General Membership Meeting Minutes

Date: June 7, 2025 **Time:** 9:00 AM **Location:** Clubhouse

---

1 Call to Order & Pledge

President **Bill Lindner** called the meeting to order at 9:00 AM and led the Pledge of Allegiance. A quorum was confirmed (50 + households represented).

2 Roll Call

- Executive Board: **Bill Lindner** (President & Beach Administrator); **Shane Skwarek** (Vice President); **Charlotte Flohl** (Secretary); **Terry Bouziotis** (Treasurer).
- Governors: **Thomas Barrett**, **Anna Fiore**, **Sally McCorrison**, **Michael Mercurio**, **Rick Rothery** (appointed 6/1 to complete **Clarissa Adams**' un-expired term).
- Staff & Support: **Dan Meyler** (Finance Manager).

3 President's Report — Bill Lindner

- Welcomed newly appointed Governor **Rick Rothery**.
- Noted Rick will stand for the remainder of Clarissa's term this September and again in 2026 to keep the election cycle balanced.

4 Approval of Prior Minutes

Minutes of the **November 30, 2024** General Meeting were posted online. 226 Mallard moved to approve; 245 Harbor seconded; motion carried by voice vote.

5 Treasurer's Report — Terry Bouziotis

- **Cash position:** Healthy entering the summer season; **7 members** remain in arrears (one lien filed).
- **Reserves:** Fully funded, per the latest Reserve Study.

- **2025 dues increase drivers** ($176/household): 58 % admin payroll & minimum-wage hikes; 32 % reserve contribution; 3 % insurance; 7 % general inflation.

- Thanked members for prompt dues payments that keep operations running year-round.

6 Finance Manager's Report — Dan Meyler

Reviewed the detailed financial packet; copies available on request.

7 Lifeguard Report — Co-Chiefs Michael Barrett & Marc DiLorenzo

- Full crew hired; two 15-year-old trainees in pipeline.
- Beach set-up underway; **season opens June 14**.
- OBYC Lifeguard Tournaments slated for **July 23 & July 26**.
- Annual Lifeguard Dinner: **July 11** (tickets available on the beach or in the office).
- Expressed appreciation to retiring Administrator **Eileen R.** for longstanding support.

8 Committee Reports

8.1 Special Events — Chair: Anna Fiore

- Seasonal calendar mailed; new offerings include **Country Line-Dancing**, **Sunday Book Club**, and Jenkinson's **"Penguin Pointers"** program.
- Tree Lighting & Holiday Picnic drew roughly **700 attendees**.
- Members encouraged to buy event tickets early.

8.2 OB2 Foundation

- Annual **50/50 raffle** launched; chance books mailed to every household.
- Goal: $50 k grand prize if full participation is achieved.

8.3 Badge Office — Lead: Bill Lindner

- **2025 badges** available for pickup immediately following the meeting.

8.4 Beach — Chair: Charlotte Flohl

- Lifeguard crew preparing shoreline.
- Still awaiting revised **Army Corps sand-renourishment schedule** (initial winter start was delayed).

8.5 Security & Safety — Chair: Michael Mercurio

- Contracted team of retired police officers covers ~**78 %** of required hours.
- Primary issues: late-night noise, pet violations, illegal parking, and decorative lights shining into neighboring homes.
- **Reminder:** Short-term renters may **not** bring pets; owners are liable for fines.

8.6 Clubhouse — Chair: Shane Skwarek

- **Nine** off-season member rentals already booked.
- Clubhouse Replacement Committee (21 members) recommends a new building **not to exceed $2.5 M**; proposed assessment **$5,000 per household** (one-time or ~$42 / mo over 30 months).
- Presentation ensued, available on OBYC website

8.7 Grounds & Maintenance — Chair: Sally McCorrison

- **55** compliance emails sent during the off-season; **8 properties** still outstanding.
- Repeat offenders may be referred to **Toms River Township** for enforcement.

8.8 Improvements — Chair: Rick Rothery

- Recommends raising minimum finished-floor elevation to **+5 PACT** (currently +4) to maximize under-house usability.
- Awaiting By-Law amendment to formalize member permitting process.

8.9 Insurance — Chair: Thomas Barrett

- All policies are active; premiums continue to rise but coverage remains adequate.

8.10 Marina — Chair: Sally McCorrison

- **Mallard Way bulkhead** project delayed; **5 slips** (three lagoon) are currently vacant.
- Slip fee is **$750**; renters will be accommodated during construction.

8.11 Membership — Chair: Rick Rothery

- Welcomed **21 new families** this year.
- Encouraged volunteers to join committees and stay engaged.

8.12 Nominating — Chair: Charlotte Flohl

- **Four** Board seats on the September ballot: three 3-year terms (Fiore, Lindner, McCorrison) and one 1-year term (Rothery).
- Candidate profiles are due **August 1**.

8.13 By-Laws — Chair: Michael Mercurio

- No action this cycle; Technology Committee addition deferred to the September meeting.

9 Old Business

- **Rt 35 & Harbor Dr. Flooding:** Board pressing township to raise catch-basins following member concern.
- **Clubhouse Timeline:** If approved and permits obtained, construction expected to occur within **one off-season**.
- **Roadway & Utility Repairs:** West Tide repaving requested; water-company patch dips to be restored.
- **Short-Term Rental Compliance:** Rentals permitted but must follow OBYC and Toms River ordinances.
- **Lagoon Dredging Update:** Board thanked for distributing detailed explanation of the 7 ft dredged-depth requirement.

10 New Business

No new business was raised from the floor.

11 Adjournment

213 Harbor moved to adjourn; Roy Mainelli (Harbor Dr.) seconded. Motion approved by voice vote; meeting adjourned at **11:15 AM**.

Respectfully submitted,
Charlotte Flohl, Secretary