



SKIPPERS' COVE BEACH CLUB, INC.

PO Box 667, 5 Bluebeard Drive, Waretown, NJ 08758

BOD Meeting – March 5, 2026

Attendees:

- Mike O'Neil
- Mary Pat Leonard
- Kathy Guerra
- Maria Barrows
- Mark Mastorelli (Absent)
- Wayne Herring
- Bill Young
- Diane Amodio
- Monique Adams

Call to order at: 6:30 PM

Committee Updates

- TREASURER – Mary Pat Leonard
 - o Dues are flowing in nicely.
 - o Budgets are a work in progress and will be available shortly.
 - o Working on 2025 Tax preparation. The accountant does not need until April.
 - o Township of Ocean Audit. We have responded and are waiting for the township to get back to us. Will follow up with them.
- EVENTS – Kathy Guerra
 - o Upcoming Events:
 - St. Patrick's Dinner 3/14/26. Specialty drinks planned include Guinness, Coffee with Bailey's Irish Cream, and Shamrock Special to be determined.
 - Breakfast with the Easter Bunny 3/28/26.
 - Wii Bowling/Game Night 4/17/26.
 - Tony & Tina's Wedding license is still pending.
- GROUNDS – Maria Barrow
 - o Spring is around the corner!
 - o Thank you to Michelle Boedeker for donating a bag of Ice Melt to the clubhouse.
 - o John Okinsky noticed that shingles are loose or have blown off the sheds due to recent high winds. He will evaluate and repair. Date to be determined.
 - o Beach clean-up is on the horizon. Ultimately, we will be watching the weather and would like to get this done before Breakfast with the Easter Bunny/Easter Sunday

events. This includes cleaning up the patio and setting up the outdoor furniture. A Mailchimp requesting volunteers will be sent shortly.

- o Sand and blue stone delivery will be scheduled after the beach clean-up.
- o Henderson water testing contract for 2026 is a work in progress.
- o For Shore, weed control has been contracted for 2026.
- o The Garden Gals are planning the Spring plantings!
- o Our dumpster has been delivered.
- o Our mailbox at the clubhouse is not water-tight. We are considering replacing the existing mailbox with a USPS-approved mailbox and perhaps eliminating our paid PO Box at the post office. More research and information to follow.

- HOUSE – Mark Mastorelli (Mike O’Neil)

- o Paul Amodio fixed the electrical receptacle in the storage room behind the bar.
- o We passed our fire inspection on February 13th and received our certificate.
- o Pat Eppolito confirmed that we have party supplies for SCBC events. If you notice any supplies running low, please let her know.
- o Recent rentals: 2/22. 2/28 rental has been delayed until the fall (deposit is on hold).
- o Upcoming rental is scheduled for 8/1/26. Contract and deposit are pending.
- o We are missing 6 slats for the blinds in the clubhouse. We received an estimate of \$100 to replace the missing slats, which will need to be painted. More information to follow.

- MARINA – Wayne Herring

- o 2 resident marina contracts are still pending.
- o Deadline is March 15th. Reminders emails were sent on 3/8/26.
- o There are three non-resident contracts as of now.
- o Due to ice in the marina, nine raised pilings need to be repaired as soon as possible. K&G’s estimate to repair is \$1,200.00 (\$133 each). The average cost per piling is \$150, based on other estimates. The SCBC By-laws, Article VI – Administrative Control and Management of the Club, Section 2 C – Expenditures for sudden emergencies which must be addressed immediately, and which are not fully covered by contingency appropriations in the budget, may be made with board approval. Motion by Mike O’Neil, Seconded by Monique Adams. The BOD voted, and all were in favor. Motion approved.

BAR – Bill Young

- o Upcoming events: St. Patrick’s Dinner 3/14/26. (Bartender: Barbara Bristol)
- o Past events: Men’s Club (\$60 profit), 2/22/26 Rental (\$64 profit).
- o The clubhouse rental contract may need to be updated. According to ABC Regulations, only members in good standing may rent the clubhouse for events that use the bar. Our current rental contract allows non-members to rent the clubhouse if sponsored by a member in good standing. Rentals that do not require the bar will not be affected. This will be reviewed, and more information will follow.

- Membership – Diane Amodio

- o \$65,296 in dues have been received as of 3/5/26.
- o Real Estate:

- Sold: 21 Peg Leg Way \$625K
 - Pending: 14 Hawken Way
 - For Sale: 16 Davey Jones Way \$635K, 13 Jolly Rodger Way \$1,375K
- ADMINISTRATION – Monique Adams
 - o MailChimp has been scheduled for St. Patrick’s Dinner, Breakfast with the Easter Bunny, General Membership Meeting, and Wii Bowling/Game Night.
- **OLD BUSINESS**
 - o None
- **NEW BUSINESS**
 - o None
- **Motion to adjourn:** 7:42 PM by Mary Pat Leonard and seconded by Monique Adams.