

Bonnet Shores Land Trust Meeting Minutes 3/19/26 FINAL

Thursday, March 19, 2026
Bonnet Shores Community Center

Present:

J. Fandetti (Chair), P. Brousseau, T. Beaty, K. Dolan

Absent:

K. Sheridan

1. Call to Order

- The meeting was called to order by Chair Joan Fandetti at 6:33 PM.
- The Pledge of Allegiance was recited.

2. Announcements

- J. Fandetti explained that the March meeting was rescheduled from March 16, 2026 to March 19, 2026 due to an inadvertent error by Chair J. Fandetti regarding Agenda item #2. Chair Fandetti failed to include a copy of the Rules & Regulations to the Clerk at the same time the agenda was submitted. Each of these items needs to be posted to the Secretary of State website at the same time and since that didn't happen the meeting was rescheduled so proper procedure could be followed and the meeting could be announced to the public in accordance to regulations.
- A letter was sent to Ms. Emily B. Jenkins regarding the decision on Lot NR-873 donation.
- All contact and consent forms for the Memorial Bench Program are due on or before March 31, 2026.
- The green and white causeway signage was found.
- In the absence of the Secretary, P. Brousseau would act as scribe.

3. Approval of Previous Meeting Minutes

- Approval of February 17, 2026 Meeting Minutes
 - Motion to approve: K. Dolan
 - Second: J. Fandetti
 - Vote: Passed Unanimously (4-0)

4. BSFD LT Rules & Regulations

- The Chair recognized Faith LaSalle, BSFD Councilmember, to provide background on drafting of proposed Rules & Regulations
 - The rules and regulations outline the governance and operational procedures for the BSFD Land Trust. These will also be used to amend the 501(c)(3) submission to the IRS.
 - They are modelled after two other Land Trust Rules and Regulations, for the Richmond and Block Island Land Trusts, which were also set up by the General Assembly.
 - They are tailored specifically to incorporate the provisions in the two Acts of the General Assembly, R.I.G.L. 91-419 and R.I.G.L. 92-491 that constitute the Trust Charter.
- Motion to move Public Comment up in the agenda so the Trustees could obtain input on agenda items before discussing and voting.

- Motion K. Dolan
 - Second P. Brousseau
- Vote Passed Unanimously (4-0)

5. Public Comment

- Melissa Jenkins, 4 Bayberry Rd., suggested that the current Rules & Regulations were in conflict with the existing Land Trust Charter and reminded the Council that she sent alternative language via email. She also suggested that the IRS expects a 501(c)(3) to act independently and not as a subordinate of a higher organization
- Jane Duran, 15 Cross Rd., noted that she participated in the call with The Foundation Group regarding the 501(c)(3) application corrections and that they were well aware that the BSLT was an arm of the BSFD.
- Terry Beatty, 14 Leonard Bodwell, confirmed that they followed the recommendations made by The Foundation Group.
- Joan Fandett, 3 Greenwich Ave, and Tony Girardi, 9 What Cheer Rd, confirmed the drafted rules and regulations were developed with input and advice from The Foundation Group Leader, Shannon.
- Tony Lupino, 25 Lake Rd, suggested that the BSLT also get a Town Permit for replacing the planks on the top of the dock in addition to the CRMC permit. He also advised the Trustees that the recent decision to not accept the land donation could impact future donations so that the Trustees should determine how to avoid this in the future.
- Mr. & Mrs Leonard Wysocki, 59 Lake Rd, noted that he lives adjacent to a Land Trust Property and felt it important that he understand the rules and regulations that may impact him. Mr. & Mrs. Wysocki were provided a copy of the Rules & Regulations

6. Motion to Send the BSFD Land Trust Rules & Regulations as Drafted by Attorney Faith LaSalle to BSFD Council for Review and Adoption

- Motion: P. Brousseau
 - Second: T. Beatty
- Vote Passed Unanimously (4-0)

7. Motion to Ask the BSFD Council to Approve and Send the Revised 501(c)(3) Application to the Correspondence Unit of the IRS.

- It was noted that this is in addition to completing the IRS Form to correct the application and this dual approach was suggested by The Foundation Group.
- Motion: P. Brousseau
 - Second: J. Fandetti
- Vote Passed Unanimously (4-0)

8. Motion to Ask the BSFD Council To Approve \$2,500 in Materials and Labor to Upgrade the Camden Landing Dock

- It was noted that the improvements are only for the top of the dock and not the underlying structure or pilings. It was also noted that CRMC approval to proceed has been obtained as long as only the top of the dock will be upgraded. If deficiencies are found in the underlying structure the CRMC will need to be contacted.

- Motion: T.Beaty
 - Second: J. Fandetti
- Vote Passed Unanimously (4-0)

9. Next Meeting

- Proposed date: Tuesday, May 19, 2026
 - Motion: K. Dolan
 - Second: T. Beaty
 - Vote: Passed unanimously (5-0)

10. Adjournment

- Motion to Adjourn: K. Dolan
 - Second: J. Fandeiit
- Vote: Passed unanimously (4-0)
- Meeting adjourned 7:14 PM

Respectfully submitted,

Paulette Brousseau

Paulette Brousseau
Bonnet Shores Land Trust Committee Trustee
<https://www.bonnetshoreslandtrust.org/>