

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

Lake Chaffee Board Meeting – September 2019

(Amended October 9, 2019)

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Date of Meeting: September 11, 2019

Board Members Present: Mike Panek, Bob Corriveau, Marty Connors, Laura Rathbun, Gerry Dufresne, Kathy Little, Carol Natitus, Phil Silverstein, Ken Garee (alt), Seth Kaufman (alt), Toni Guerin (alt)

Board Members Absent: Tom Martin, Kari Olson

Public in Attendance: Ralph Sherman

1. Call to Order: Mike Panek called the meeting to order at 6:32.

2. Approval of Minutes: The minutes for the August 14th Board Meeting were reviewed and amended. Jerry Dufresne made a motion to accept the minutes as amended, seconded by Bob Corriveau and passed unanimously.

3. Public Comments. There were no public comments.

4. Approval of Treasurer's Report: A \$100.00 donation was made in memory of Carol Martin.

It was noted that there was a variance between the starting balance of 2019 versus the ending balance of 2018. This was due to authorized automatic withdrawals that had not previously been recorded in the checkbook.

From account 8960, \$2300 from the Pirzl donation was spent for renovation of the two bathrooms in Pirzl hall, done by Mike Panek.

There was \$110.00 difference in the Beach Maintenance account which was allowed for the portable toilets .

Kathy Little moved to accept the Treasurers report as amended, seconded by Bob Corriveau. Approved by all Board members present, with one abstention (Laura Rathbun).

5. Remarks by President: Mike Panek expressed appreciation for the considerable work done by Treasurer Laura Rathbun in bringing the accounting and reporting up to date – Thanks Laura!!

6. Correspondence: An E-mail was received by Mike Panek from Kay Warren regarding rocks that had been put into the lake by her neighbor's boyfriend at 33 Amidon. Gerry stated that the rocks should be removed. Bob Corriveau stated that the Town's Inland Wetlands commission authored a cease and desist order, but the Board has authority to require removal but chose not to at this time. Gerry Dufresne moved that the Board would document and monitor the situation; if there is any further incursion, the board will require all of the rocks to be removed; the motion was seconded by

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

46 Kathy Little and passed with six 'yes' votes, one 'no' vote and one abstention. Mike Panek will write
47 a letter to the residents.

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49 Mike Panek received a text message from a resident on Oak Drive regarding a trailer parked in the
50 public right of way. Mike visited the residence where the trailer was located and left a message
51 with the owner's daughter regarding the need to remove the trailer. Mike revisited the location
52 again later and the trailer was still there. A fine was determined and Mike informed the owner by
53 mail.

54
55 Laura Rathbun received correspondence from the Connecticut Federation of Lakes regarding
56 training and information services that they offer. She raised the question if LCIA should be a
57 member, and whether or not there might be grant money available to help fund the UConn study
58 that LCIA has committed to. The idea was discussed, but no action was taken.

59
60 Gerry Dufresne received a favorable comment from the contractor who was hired by LCIA to
61 remove trees from Cedar (Swing) Island, to the effect that it was "nice doing business with LCIA."

62 63 **7. Chairperson's Reports:**

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65 **a. Boat Launch and Boat Dock:** - Boat launch area was mowed yesterday (Tuesday Sept 10). The
66 dock remains in the water due to an inoperable excavator.
67 The resident next to the boat launch still has not removed piles of dirt, nor has any new material
68 been added. Gerry removed and cut up a dead tree that had fallen partially into the road. He also
69 cut some branches that have been blocking the Stop sign, but there are still some remaining.

70
71 At the boat dock Mike Panek replaced the yellow safety tape with plastic chain that he bolted in
72 place to reduce the possibility of it being removed.

73
74 Per the discussion in the August meeting regarding an aluminum dock to replace the current
75 wooden one, Mike Panek investigated the additional cost required to have a set of wheels added to
76 the previous plan. He found that a wheeled dock would add \$250, bringing the cost to \$2165 to
77 replace the wood dock at the boat launch. The decision was made to replace wood dock with a
78 new dock in the spring, and to remove the wood dock as soon as possible. To that end a work party
79 was planned for 10:00 AM on Sunday September 15th to remove the wood dock, take in the bouys
80 at the beaches, and secure the raft at Main beach.

81
82 **b. Constable:** - The Constable reported that things have been fairly quiet. One situation was
83 discussed in which a young woman with two boys on a handicapped scooter was driving on the
84 road, but she refused to stop when hailed by the Constable.

85
86 **c. Beaches – Main & Mothers:** Mike Panek delivered the following report on behalf of Jean Panek –
87 Beach Chairperson - regarding the beaches: The portable toilets at both beaches have been picked
88 up. The bouys at both beaches need to be removed, and the raft at Main beach needs to be
89 secured for the winter. These tasks were slated for the work party planned for Sunday September
90 15th.

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

92 **d. Dam:** - Kari Olson, Dam Chairperson was not present. Mike Panek reported that the Emergency
93 Plan has still not been received, in spite of being significantly past the promised delivery date. Mike
94 Panek stated that he would contact the consultant and request that the report be completed and
95 forwarded to LCIA within the next two weeks.

96
97 Mike reported that the piece of dock or float that had been reported next to the spillway was
98 removed.

99
100 **e. Environmental Chairperson:** - Ralph Sherman reported that "all measurements were
101 phenomenal". Weeds are still present, but diminishing. He has not heard from UConn regarding
102 the start of the study, and other than that, all is progressing normally.

103
104 **f. Roads:** - Mike Panek reported contacting Hipsky, and he is on schedule to pave two portions of
105 Circle Drive. It appears that the bank will pay to cover expenses for a portion of that work pending
106 the receipt of certain specified documents. Mike stated that those documents have been sent to
107 the bank.

108
109 Some new sign posts have been put up, and they look excellent – very professionally done. Thank
110 you to the anonymous donor who paid for and put up the signage.

111
112 Carol Natitus inquired about the status of bids for snow plowing. Mike Panek stated that it was his
113 plan to continue to use the current contractor, due to the Association's experience with him over
114 the past two years, including reliability, price and quality. There was a discussion regarding that
115 experience with a general consensus that most residents were satisfied with the service, but that
116 Mike should reach out to the contractor to ensure that he will be available and that his prices will
117 not change over last year. Mike agreed to call him, and if his price and availability is the same, to go
118 ahead and contract him. Gerry Dufresne made a motion authorizing Mike Panek to conduct these
119 negotiations on behalf of the Board. Bob Corriveau seconded and the motion was approved with
120 one abstention.

121
122 **g. Fund Raising:** -Phil Silverstein confirmed that October 5 is the date for the final year-end party.
123 He stressed the importance of Board members attending this event to meet and establish
124 relationships with residents. Phil proposed a 50/50 raffle; after some discussion it was agreed to
125 open the 50/50 raffle to all residents regardless of whether they attend the party; in addition a
126 second raffle would be conducted for residents who do attend, with non-cash gift prizes that would
127 be donated by the Board of Directors.

128
129 **h. Tax Collection:** Laura Rathbun stated that Tax bills would be sent out by Saturday (September
130 14th). Promotions for the October Party would be added.

131
132 Discussion of overdue/delinquent taxes was postponed due to Tom Martin's absence.

133
134 **i. Hall:** Kathy Little reports that she has a request for rental on 10/13. A new weather-resistant
135 bulletin board was purchased and mounted on the outside of Pirzl Hall by an anonymous donor.

136

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

137 **j. Website:** The Website chairperson - Jacqueline Kennedy - was not present.

138

139 **8. Old Business:** Mike Panek will follow up with the attorney in pursuing a voluntary lien with Mr.
140 Bickford regarding cost of tree removal.

141

142 The telephone pole at Mother's Beach has not yet been removed.

143

144 A discussion and vote was held regarding the times for convening public meetings during June, July
145 and August. Three times were preferred by residents responding to our poll: Sundays at 11 AM
146 received 15 votes; Saturdays at 11 AM received 4 votes; and Saturdays at 9 AM received 6 votes.
147 Taking that information under advisement, Gerry Dufresne made a motion to change the times of
148 the Annual Meetings to Sundays at 11:00 AM; Marty Connors seconded. The vote was three in
149 favor, three opposed, two abstentions. This constituted a tie, so the President cast the tie breaking
150 vote in favor. The motion passed with 4 in favor, 3 opposed and 2 abstaining.

151

152 **9. New Business:** Laura Rathbun proposed that the LCIA Board consider some form of Tax Amnesty
153 in order to expedite the disposition of taxes that are in arrears. After discussion, it was noted that
154 this would require a Charter revision. The Board decided to table the proposal without action at
155 this time.

156

157 **10. Adjournment:** At 8:35 Gerry Dufresne made a motion to adjourn the meeting, seconded by
158 Bob Corriveau and passed unanimously.