

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

Minutes of Lake Chaffee Board Meeting - July 2020

APPROVED

Date of Meeting: July 8, 2020

Board Members Present: Mike Panek, Tom Martin, Martin Connors, Laura Rathbun, Kathy Little, Bob Corriveau, Gerald Dufresne, Phil Silverstein, Carol Natitus, Toni Guerin (Alt), Seth Kaufman (Alt).

Board Members Absent: Kari Olsen, Ken Garee (Alt)

Public in Attendance: Ralph Sherman

1. Call to Order: 6:32 PM

2. Approval of June Minutes: Minutes of the June BOD meeting were reviewed and approved without amendment. Motion to approve from Gerry Dufresne, seconded by Tom Martin all members voted in favor with one abstention (M. Connors)

3. Public Comments. None

4. Approval of Treasurer's Report: Treasurer's report was reviewed and approved without amendment. Motion to approve from Bob Corriveau, seconded by Tom Martin all members voted in favor with one abstention (L. Rathbun)

A transfer of \$5,000.00 will be made from the general fund to account #8960 for the annual septic system reserve.

A transfer of \$500.00 from the general fund to account #0220 to fund payment for the Dam Repair.

Payment of \$3500.00 from acct #0220 to consulting engineers for preparation of Dam Emergency Action Plan.

5. Remarks by the President: Mike spoke about the July 4th boat parade; several members described various entries.

Mike also spoke about upcoming elections and which board members would be running for election. Officers who will be seeking reelection include President Mike Panek, VP Tom Martin, and Secretary Marty Connors. Treasurer Laura Rathbun will not be running due to a planned relocation. Kari Olsen made Mike aware she would run via email, Bob Corriveau will run.

6. Correspondence:

1. Question on proxy voting: If someone asks for a proxy vote-one will be provided.
2. Ingrid Tresser inquired about tax payment, will be paid by current renter.

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3. Joe Corbin inquired about lien. Although there was still a small balance due at the time, the lien has now been released.
4. Toni Guerin inquired about a fund being developed with donations to study the weeds in the lake.
5. Toni also noted possible fishing and launching off the dam, possibly by non-members.
6. There was a discussion about renting the hall again; tabled until after Covid-19 pandemic has abated.
7. Inquire about tax for 28 Armitage, house under contract for sale.
8. We received a letter about violations at 12 Oak. Discussion ensued; LCIA will send a registered letter including fines for all the days the trailer violation has existed, after which a lien will be placed on the property if the fine is not paid in 10 days. Fines will accumulate daily until the property comes into compliance.
9. 41/53 Ashford Drive: drain pipe collapsed in roadway. Motion proposed by Bob Corriveau seconded by Gerry Dufresne to fix the problem, cost may not exceed \$1800.00. The motion passed unanimously.

7. Chairperson's Reports:

a. Boat Launch & Lakeview Drive Boat Dock

- Mowing has been done at the boat launch area.
- \$600.00 was approved for materials for a new dock based on plans and estimates provided by Mike Panek. Gerry Dufresne proposed a motion to authorize payment to Mike Panek for purchase of materials. Seconded by Tom Martin, approved unanimously.

b. Constable

- With the exception of 4th of July fireworks, things have been generally quiet.
- Police in surrounding communities still report car break-ins, residents should lock cars, sheds, garages.

c. Beaches – Main & Mothers (Jean Panek)

- Mothers' Beach buoys have been cut loose, No Parking Sign must be replaced
- Also have had multiple incidents of motorcycles parked on the grass at main beach. After discussion, Tom Martin proposed a motion to install a padlock on the gate at Main Beach, and to keep the beach open for use of individuals. The motion was seconded, and passed with the following tally:
 - YES – Bob Corriveau, Gerry Dufresne, Tom Martin; Carol Natitus;
 - NO – Marty Connors; Mike Panek, Phil Silverstein
 - ABSTAINED: Kathy Little, Laura Rathbun

d. Dam (Kari Olson) Not Present

- A Work Party is needed to rake and seed the swale behind the dam.

e. Environment

- Samples of lake water will be collected for testing next week; providing the rain holds off.

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f. Roads

- Mike authorized Greg Peck to trim back shrubs on all roads for \$800.00.
- There was an extended discussion about installing a removable rubber speed bump on Squirrel Drive, resulting in a vote. Tom Martin proposed a motion to buy and install a speed bump on Squirrel Drive, seconded by Gerry Dufresne. The motion failed with the following tally of votes:
 - YES – Tom Martin
 - NO – Marty Connors, Bob Corriveau, Gerry Dufresne, Kathy Little, Carol Natitus, Phil Silverstein
 - ABSTAINED: Mike Panek, Laura Rathbun
- Westford Drive resident complained about potholes. Mike will contact Hipsky to repair all potholes prior to winter. However, asphalt is not presently available.

g. Fund Raising

- Kathy Little informed the group that the Poker Run is still scheduled for Saturday July 25 at 10AM , starting at Pirzl Hall, however the event is in jeopardy due to not enough hosts for stops. At least three more residents are needed to provide enough locations for players to build poker hands.

h. Tax Collection

- No new developments to report.
- Laura Rathbun will be sending second notices to delinquent residents in the near future.
- For the next billing cycle, second notices will be sent 60 days after initial notices.

i. Hall

- After a brief discussion the Board unanimously agreed to continue the practice of not renting Pirzl Hall due to the Covid 19.

j. Website

- Ralph Sherman has reached out to Jacqueline Kennedy offering to help with the Website.

8. Old Business:

- Mike will engage an attorney to finalize the lien/mortgage/letter documentation with the intention of securing reimbursement from Mr. Bickford for removal of his tree from the lake.

9. New Business:

- A discussion ensued about the events at the June 2020 Annual Meeting in which a resident attempted to live stream the proceedings. Information about the Connecticut Statute regarding taping of meetings was presented to the BOD. After an extended discussion, it was determined that even though LCIA is a charter lake, it is also a private entity and as such LCIA's Board is authorized to set rules about taping, and broadcasting of meetings. As a result of the discussion, Bob Corriveau proposed the following motion:

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132 Effective immediately upon approval by the Lake Chaffee Improvement Association
133 BOD, the LCIA shall adopt the following statement as policy:

134 "NO MEMBER OR NON-MEMBER MAY RECORD OR BROADCAST IN ANY WAY ANY
135 BOARD MEETING, ANNUAL MEETING, OR SPECIAL MEETING OF THE LCIA BOARD OF
136 DIRECTORS."

137 The motion was seconded by Gerry Dufresne, and passed with a unanimous YES from all board
138 members in attendance.

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140 **10. Adjournment:** A motion to adjourn at 8:41PM was proposed, and seconded. The motion
141 passed with a unanimous vote of all members.

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