

LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC.

Minutes of LCIA Board Meeting – August 10, 2022 APPROVED VERSION

Date of Meeting: Aug 10, 2022 – This meeting was held in person at Pirzl Hall.

Board Members Present:

Marty Connors (P)	Tom Martin (VP)	Chris Fyler (S)	Phil Silverstein (T)
Gerald Dufresne (R)	Bob Corriveau (R)	Carol Natitus (R)	
Linda Roy (R)	Mike Panek (Alt)	Irwin Krieger (Alt)	

Board Members Absent: Seth Kaufman (R), Lynn Fontaine (Alt), Kari Olson (R)

Public in Attendance: Ralph Sherman, Kathy Little

1. **Call to Order:** 6:37 PM by Marty Connors

2. **Approval of July 13, 2022 Minutes:** Members were given a brief period to read the minutes. The following correction was made on line 84 to remove "for the moment". The motion to accept as amended was made by Tom Martin, seconded by Carol Natitus, approved by voice vote unanimously.

3. **Public Comments.** Ralph Sherman made the board aware of a resident adjacent to mother's beach has been using the lake as a driving range. It has stopped over the past week. Ralph will contact the State Police if it should start again.

4. Approval of Treasurer's Report for July 2022

Phil mentioned an additional new line for fundraising/playscape on the Treasurer's Report. This new line is designated for funds raised by Mary Griffin for the new playscape. Motion made by Gerry to accept the Treasurer's Report, seconded by Bob. Approved unanimously by voice vote, with no nays and two abstentions.

Also noted the Treasurer's Report will reset to zero August 1st 2022 to be compliant for the budget with the state.

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5. Remarks by the President:

Marty had no remarks at this time.

6. Correspondence:

- Toni and Bobby Guerin had emailed regarding the 30+ geese, guests at the lake and advised Board was doing a great job with fundraising.
- Request from resident to the Treasurer regarding tax status of 88 Lakeview dr. Phil confirmed it is up to date.
- New resident questioning protocol of residents/guests parking at the hall. Marty replied welcoming them and advised that parking is not permitted on the streets of Lake Chaffee, guests can use the hall parking lot but is discouraged as it may be in use by others.

7. Chairperson's Reports:

a. Boat Launch and Boat Dock:

- Gerry will mow and cut down dead trees/branches once it's not so dry.
- Golf carts and ATV's are still an issue.

b. Constable:

- Gerry reported it's been quiet lately.
- Reminder from State Police advising everyone to lock their homes, vehicles and tool sheds.
- Bears have also been in the area.

c. Beaches – Main & Mothers:

No report

d. Dam:

Kari was absent, Gerry provided an update, mowing needs to be done. Marty has been working on the face of the dam trimming weeds down to the base of rocks. Both will continue efforts once we get some rain.

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e. Environmental: Update from Ralph:

Geese - After the round up we were down to 4 geese on the lake, since then (about 1 month), 20+ have relocated to Chaffee from other places. They appear to be a combination of several families. Estimate of the current count on the lake is 25-30. No action is being taken for the remainder of 2022. The board may wish to consider budgeting \$2,000-\$3,000 for mitigation actions next year (egg addling, round up)

Water

- July's ecoli test results were clean
- August's testing will be done around the 3rd week as is typical
- Due to the drought the lake is down approximately 12"

Weeds

- The weed population is less than last year, but still plentiful
- Other lakes have reported algae blooms, to date I am not seeing signs in the lake. If others are seeing algae blooms, please report them for evaluation.
- No additional actions are being undertaken at this time.
- State testing of the lake bottom-have not heard from the state contact regarding doing the testing.

f. Roads:

Mark Fontaine was not present-no report

g. Fund Raising: Update provided by Kathy Little:

July 20 Paint Party

The 2nd paint party was held on July 20th, 2022. There were 14 guests present @ \$20 each and there was an additional donation of \$40 for a total income of \$320. \$20 was required for supplies. The total income for the paint party is \$300. These funds are designated for the playground fund.

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Poker Run 2022

The 2022 poker run took place on July 23rd. There were 5 groups of participants purchasing 14 hands. The best hand was turned in by 7 year old Kellan who got \$70 and \$70 goes to LCIA.

There was \$101 taken in for the 50/50 raffle. Mike Panek won the \$50 from the 50/50 raffle, \$40 of which he donated back to LCIA. Therefore \$91 is going to LCIA.

This is a total of \$161 to general fundraising.

Wearables

4 Lake Chaffee hoodies and 1 t-shirt were delivered for a total profit to LCIA of \$82.27 rounded up to \$83. These funds are general fundraising.

Tag Sale

The LCIA tag sale is scheduled for September 17th. Kathy will place an ad in the Ashford Citizen and has posted the information on the Lake Chaffee Facebook page and the community Facebook page. We need more vendors to hold this event.

Fall Kick Off

The fall kickoff is scheduled for October 8th at the hall. I hope to see you all there.

Holiday Bazaar

The holiday bazaar is scheduled for November 19th. Kay Warren is spearheading this effort. Kathy emailed Kay for an update on vendor participants; she has had no vendor requests yet.

h. Tax Collection:

No update from Tom Martin. Mike Panek does have copies of all liens. Phil will look into the tax for 7 Maple Dr.

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i. Hall: Update from Kathy:

The Septic tank was extremely full so I had it pumped on July 22 since the building was going to be used on July 23rd for a bereavement. The cover to the septic has also been damaged. Phil will contact Skip's for price not to exceed \$500 for the cover and price out for replacement of the septic. The alarm also will be looked into. Kathy paid \$150 out of pocket for the pumping of the septic tank. Motion to reimburse Kathy was made by Phil and seconded by Gerry, unanimous voice vote with no nays and no abstentions.

j. Website:

Ralph has had the website updated with new Board Members.

Mike mentioned to have the website email changed to be directed to Marty.

8. Old Business:

- Follow up trees on Ference Rd. Lise Silverstein checked with the town and they are under the domain of the state. Would need to contact Pomfret office, Marty has reached out and they have added our name to the list to come out. More info to come.
- Report due to town hall has been submitted by Marty.
- Fence ordinance - tabled for now.

9. New Business:

- There was an excavator on Armitage Court between Mothers beach and Old Town Rd which broke down and was vandalized. Contractor's office worked with LCIA and the equipment has been removed.
- Construction/demo at a residency will occur in about 2 months on Shorefront.
- COI was discussed to have LCIA mentioned as an additional insured. Bob Corriveau stated contractors have liability insurance which would be better than \$500 bond. Should consider amendment to LCIA ordinances/by-laws where the homeowner would be responsible to list LCIA as an additional insured on the contractor's policy. Mike agreed to prepare a draft for ordinance update.
- Mike provided a briefing on the August budget.
- There are 3 Annual meetings that take place during the year, June, July and August. New Budget (M1) is due to the State by July 31st. In order to be compliant, the new budget meeting will

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need to be moved to June. Concerns were raised regarding new Board members not have sufficient input to the budget. The Board is considering changing the annual meetings to May, June, July.

Adjournment: Tom Martin, moved for adjournment at 8:22 p.m., seconded by Bob Corriveau, and approved unanimously.