

**LAKE CHAFFEE IMPROVEMENT ASSOCIATION INC  
ANNUAL MEETING  
SUNDAY AUGUST 19,2007  
2PMCHAFFEE HALL**

**BOARD MEMBERS ATTENDEES**

Chris German, Jay Schroder, Mary Michaud, Laurie Layton, Bob Layton, Tom Martin, Dianna Murray, Sandra Moquin, Gerry Dufresne, Ron LaMonica and Eugenie Bagley. Debbie Coulombe arrived after the meeting was convened.

**PUBLIC ATTENDEES**

See attached

**PRESIDENT CHRIS GERMAN READ A BRIEF STATEMENT**

Congratulated the association's 50<sup>th</sup> anniversary of incorporation, and then went on to express his opinion that the association membership was apathetic and the association stagnant. He continued expressing his opinion that the bylaws are antiquated and the board gridlocks his independent action citing a recent issue where the newsletter was not mailed because stamps could not be purchased prior to approval of a budget for the current fiscal year. He asked members to use signup sheets by the door to join committees and stated that chairs of each would be announced after the September board meeting.

**PRESIDENT CHRIS GERMAN**

Called the meeting to order at 2:20p

Jerry Dufresne objected to Beverly German signing in as a member and reminded everyone that no non-resident should be signed in-if they stay they cannot vote or speak

**SECRETARY MINUTES**

Sandra Moquin requested the minutes be amended to reflect the attendance of Marilyn Delgrasso. Tom Martin motioned to accept the amended minutes from the meeting of July 15, 2007, Gerry Dufresne seconded-MOTION PASSED

**TREASURERS REPORT**

Tom Martin made the motion to accept actual treasurers report as of 8/19/07 and Dianna Murray seconded-MOTION PASSED

**PROPOSED BUDGET**

Kay Warren made a motion to create a line item to reflect the kitchen repairs and Linda Smith seconded. MOTION PASSED

Mary Michaud made a motion for all back taxes collected to go to the kitchen repairs. Kay Warren seconded.

Kay Warren then made an amendment to the motion stating that all back taxes interests and liens collected from 8/19/2007 thru 7/31/2008 be applied to the kitchen upgrade until the kitchen is up and running full time, then the balance be applied to the improvement of the Main Beach and Mother's beach . AMENDMENT PASSED.

By moving \$1250 from building maintenance to kitchen fund then adding \$701 and \$495.03 from bad tax debts that are to be collected at end of week-total of \$2446.43 to be entered as kitchen line item. Martin Kuldorff made the motion-Jim Bergstrom 2<sup>nd</sup>-MOTION PASSED AS AMENDED.

Tom Martin made the motion we reduce the postage fund by \$200 and add that to the contingency fund giving more flexibility for emergency spending especially at the end of the fiscal year-Jay Schroder 2<sup>nd</sup>. MOTION PASSED

Kay Warren made a motion to restore the honorariums to \$850.00 Debbie Coulombe 2<sup>nd</sup>. Honorariums to read as follows \$100.00 road chairman, \$300 to constable, \$150 secretary, \$200 treasurer, and \$100 for the beach chairman MOTION DENIED

Bob Layton requested a breakdown in the line item on road maintenance to reflect maintenance versus capital expenses.

Jerry Dufresne made a motion to continue the annual tax at \$125-Tom Martin seconded the motion-MOTION PASSED

Jerry Dufresne made the motion to accept proposed amended budget for 2007-2008-Tom Martin 2<sup>nd</sup>. MOTION PASSED

### **CHAIRMANS REPORTS**

#### **ROAD CHAIRMAN-JERRY DUFRESNE**

2 contractors are supposed to have bids in for plowing. Hipsky is doing the sanding. Grading \$3000, Sanding \$2700-\$3000 Aggregate- only 1 load was used; roads are ok until fall.

Rich Rodrigue reminded Gerry of the vote from June 24<sup>th</sup> meeting to have roads graded and aggregate done and paid for from back taxes collected and said it should have been accomplished by 8/18/07. Gerry said quotes were out and he will have a report on progress by next board meeting in September.

#### **CONSTABLE REPORT-JERRY DUFRESNE**

Everything quiet-

#### **BEACH CHAIRMAN-ACTING CHAIR CHRIS GERMAN**

Main beach in rough shape-Jay Schroder has applied for a permit to get sand replaced (no \$ spent as of this date) and Jerry Dufresne said he would continue mowing and maintaining boat launch.

#### **BINGO CHAIRMAN-JACK PIRZL**

32 players last week-\$169 net income

Profit from the kitchen went from approx \$2.50 person before kitchen was closed to \$0.50 profit per person right now

Needs people to sign up-if you work the floor you do need a number-

Kitchen workers will have to take a course taught by Kay Warren after she completes her classes to begin in October.

This profit reduction seriously impacts the newly passed budget

#### **FUND RAISER CHAIRMAN-LAURA KOROPATKIN**

No fund raising activities took place this month

#### **ENVIRONMENTAL-DIANNA MURRAY**

Sample turned in but results not back yet

DEP was a no-show for this week as well

Much fireworks debris on beaches and in water-please pick up

Discussion went on about \$15.00 fines for people putting off fireworks

Also noted white PVC pipe going into lake-reminder that sump pumps and drainage from septic cannot be drained into lake.

**NEWSLETTER CHAIRMAN-KAY WARREN**

Unable to mail the newsletter as there was only \$80.00 left in contingency fund and it was not enough to buy the postage.

**CORRESPONDANCE**

NOTHING SINCE July meeting

**OLD BUSINESS**

Kay Warren made the motion to begin lowering the lake by no more than 4 ft starting Columbus Day weekend. Bob Layton 2<sup>nd</sup>. Ron LaMonica requested it be later due to fishing. It was discussed that the valve could freeze if we wait too long and people indicated they wanted to clean their beach front-rake leaves and repair docks. MOTION PASSED

**NEW BUSINESS**

Sandy Moquin made a motion to have a tag sale in the parking lot of the hall on 8/26/07. MOTION PASSED. It was observed that there would be no access to the hall (lavatory facilities and kitchen will be closed as well). -Contact Sandy Moquin

Kitchen report provided by Kay Warren and Dianna Murray. See attached.

T Martin made a motion for adjournment-Laurie Layton 2<sup>nd</sup> and meeting was adjourned at 4:25pm.

Respectfully submitted,  
Laurie Layton-secretary

Date approved

\$ 2500

\$145 cover

# Estimate for Updating the Pirzl Hall Kitchen

Diana Murray and I went to the Gillette Restaurant Equipment in North Brookfield, MA on Thursday afternoon, Aug. 16. They sell both new and used restaurant supplies. I called various other places within the state to get estimates. Everyone seems to be in the same range. Diana and I like what we saw at the Gillette store. Most everything we need to update needs to be stainless steel.

## GILLETTE RESTAURANT EQUIPMENT, North Brookfield, MA

8' x 30" TABLE (free standing w/shelves underneath)	NEW	\$295.00
3 BAY SINK (drains not included, Medium size)	NEW	\$479.00
100 CUP STAINLESS STEEL COFFEE POT	NEW	<del>\$175.00</del> -\$195.00
Grill, commercial (we can't use teflon coated)	NEW	<del>\$300.00</del>
		<b>\$1,269</b>

*order will be placed*

## RESTAURANT EQUIPMENT PARADISE, East Hartford, CT

8' x 24" TABLE	Used	\$350.00
3 BAY SINK (free standing, no drains), 55-56" x 27-29" front to back)	Used	\$595.00
100 CUP STAINLESS STEEL COFFEE POT	NEW	<u>\$180.00</u>
		<b>\$1125.00 + grill</b>

## CHEF'S EQUIPMENT EMPORIUM, Wallingford, CT

8' x 3' TABLE (w/shelves)	Used	\$225.00
3 BAY SINK	Used	\$400-\$500
100 CUP STAINLESS STEEL COFFEE POT	NEW	<u>\$125.00</u> -\$150.00
		<b>\$1,025 + grill</b>

Delivery charge is \$150.00

HOME DEPOT (Formica countertops, approx. 28') — \$20-23 per linear foot TOTAL



**\$644.00**

### MISCELLANEOUS ITEMS

for the Kitchen that we will need no matter where the equipment is bought.

- Aprons      Silverware drains Commercial Oven Cleaner Salt & Pepper Shakes (either glass or stainless steel)
- Rubber gloves (s, m, lg)    Hairnets (if hats not worn) Sugar/Creamer    Sanitizing solution      Cleaning agents
- Insulated stainless steel bottle for milk      Holy mat (for floor between sink and worktable)
- Stainless steel knives, etc.    Containers for relish, onions, etc.    Fixing the seal on refrigerator      Paint for the stove
- Cutting boards (there are 4 different kinds)    Hot water heater?

APPROXIMATE COST: **\$600.00**

There may be more small items as we go along. **THIS ESTIMATE DOES NOT INCLUDE PLUMBING OR THE LABOR IF WE HAVE TO HIRE A PLUMBER OR CARPENTER.**

*End of October - close*

**REMEMBER, THESE ARE JUST ESTIMATES. WE COULD BE A LITTLE LOWER OR A LITTLE HIGHER.**

Kay M. Warren  
Diana Murray

new teens

278  
264

37 debt pay  
24-

CPHauer

Treasurer's Report  
INCOME

	Actual As of 8/19/07	Treasurer's Proposed 2007-2008	Actual As of
Association Taxes	\$ 30,055.00	\$ 30,000.00	- \$125/
Past Due Assoc. Taxes	4,167.00 *	2,000.00	
Penalties	3,818.93 *	1,000.00	
Interest	64.78	300.00	- 300.00
Donations	608.00	500.00	
Rentals	300.00	600.00	-
Bingo	6,470.76	5,000.00	-
Sealed Tickets	879.47	800.00	-
LCIA Fundraisers	380.00	400.00	-
Fish Donations	0.00	300.00	✓
LICA Fund (Bazaar)	840.00	1000.00	-
Newsletter (Ads)	380.00	500.00	-
Road Bond Money	500.00	500.00	500
Web Site	0.00	0.00	Sandy-trust -
<b>Total Income</b>	<b>\$48,713.94</b>	<b>\$42,900.00</b>	✓
<b>EXPENSES</b>	<b>Actual 8/19/07</b>	<b>Proposed 8/08/07</b>	
Building Maintenance	\$ 2,505.30	250 \$4,000.00 -1250	Reemping nepawista building
Utilities	4,347.88	5,000.00	
Office Expenses	849.98	1,000.00	
Postage	93.41	250.00	Tax Bills - Newsletter
Road Maintenance	30,316.77	21,399.93 *	
Insurance	8,973.32	9,400.00	
Honorariums	850.00	0.00	
Contingency	79.68	-200.00	\$400
Audit	0.00	0.00	
Legal	500.00	1,000.00	
Recreation	0.00	300.00	
Beach Maintenance	813.91	1,500.00	
Lake Maintenance	320.00	500.00	
LCIA Fund	840.00	500.00	
Lake Maint. Fund	500.00	500.00	
Fish Fund	0.00	200.00	
Return Road Bond	0.00	500.00	500
Newsletter	301.50	300.00	
Web Site	36.00	36.00	
<b>Total Expense</b>	<b>\$ 51,326.85</b>	<b>\$46,785.93</b>	
	As of 8/19/07		
Starting Balance	\$14,839.89		
Income to date	48,713.94		Funds as of 8/18/07
Total	63,553.83		Lake Maint. \$17,959.20
Expenses to date	51,326.85		LCIA: BAZAAR 4,270.56
Income/Expenses Total	\$12,226.98		Recreation 514.22
			\$ 22,743.98
<b>FUNDS AS OF</b>	<b>8/18/07</b>		
Checking	\$ 1856.95		TAX ASSESSMENT
Savings	10,370.03		\$125.00
<b>Total on Hand</b>	<b>\$12,226.98</b>		

\*Please note \$4,985.93 was allocated on June 24, 2007 Annual Meeting for roads upgrade and aggregate. Paid \$1100.00 for grading in July 2007. Balance to be applied to this year road budget. Balance of \$3885.93.

	NAME	ADDRESS	TELEPHONE #	E-MAIL ADDRESS
26	Kathleen Danielle	3 Shorefront Dr.	203-268-3368	banky19@charter.net
27	<del>H. Barville</del>	<del>"</del>	<del>"</del>	<del>"</del>
28	Al Tilly	52 Ashford Dr.	477-8254	
29	Tom Bowler	23 LAKEVIEW DR	429-7923	TCOWLER@SARITCOWBANK.COM
30	Richard Ide	25 Lakeview Dr	487-3993	
31	Ane Cowen	44 Old Town	487-3603	shuffeaw@sbglobal.net
32	Paul Zahra	140 Lakeview Dr	487-2501	
33	Scott Smith	97 Lakeview Dr	429-1900	
34	Kenneth Dale	10 Armitage Court	487-3660	Rpore3660@charter.net
35	Shannon Sherman	5 OAK DR	487-4607	
36	Ann Noller	24 Amidon	429-4328	AnnNoller@sbglobal.net
37	Rich Rodrigue	19 Amidon	429-6142	
38	Karen Holmes	7 Maple	942-4617	
39	Sandra Moynihan	41 Lakeview Dr	487-3619	N/A
40	Eileen Lynd James	10 Lakeview DR	487-3629	jamesganga@charter.net
41	Stan Hoff	10 Amidon Dr	429-1471	dreamweavers2@sbglobal.net
42	Brook Matulis	337 Terence Rd	644-2009	
43	Louise Dupesne	87 Lakeview	487-3590	
44	Betty Weismann	23 Shorefront Dr	487-3944	
45	John Mayer	115 Lakeview	487-3653	
46	Ann King	"	"	
47	Tom MARTIN	139 LAKEVIEW	487-3599	
48	Martin Kulldorff	103 Lakeview	429-1642	
49	Robert Bickford	3 Maple Drive	487-3500	
50	Scott SYLVESTER	104 LAKEVIEW DRIVE	429-2877	
51	AMY FAHERTY	131 LAKEVIEW DR	429-3418	
52	Marilyn Lily Snow	(2) Lakeview	487-3740	

## ATTENDANCE AUGUST 19, 2007 MEETING

	NAME	ADDRESS	TELEPHONE #	E-MAIL ADDRESS
1	Lynn Kungathw	48 Oak Run Rd	487-3595	
2	Kate WARREN	31 Amidon Drive	487-3744	KWARREN1943@yahoo.com
3	CHRIS GORMAN	17 LAKEVIEW DR	429-1199	CHRIS.GORMAN@gmail.com
4	Diana M. Murray	355 Ference	429-4593	dmermaid@snet.net
5	Nancy C. Meekand	57 Squirrel Hill Dr	429-7227	MECreckon@sbcglobal.net
6	Merald E. J. Jurgens	87 Lakeview Drive	487-3590	
7	John Pyle	3 Amador Dr	487-3736	
8	<del>A. Boutin</del>	<del>5 Maple Dr.</del>	<del>933-8266</del>	<del>NONE</del> <u>Non-Member</u>
9	Nancy Rywood	18 Circle Dr.	429-9674	
10	John M.	6 Oakview	487-3569	
11	Bill W. Gyle	14 LAKEVIEW	487-3548	
12	Joy Viora BERGSTEN	105 LAKEVIEW	487-3796	NA
13	Donna Johnson	16 Viewpoint	—	
14	Robert Johnson	16 Viewpoint	—	
15	GARY Smith	11 Shorefront DR	487-2649	
16	Linda Smith	11 Shorefront DR	487-2649	
17	Reggie Bady	54 Ashford Dr	487-3524	
18	Henry C. Bady	54 Ashford Dr	487-3524	
19	LARIE LAYTON	141 Lakeland	429-2411	
20	Roger Layton	" "	" "	
21	C. BACCARD	77 Lakeview		
22	Debbie Lathrop	143 Lakeview Dr.		
23	Louy Salinas	143 Lakeview Dr	487-3578	
24	<del>Bob Gorman</del>	<del>17 Lakeview</del>	<del>429-1199</del>	<del>NONE</del> <u>Non-Member</u>
25	Jim Kidney	81 Lakeview Dr	NA	

	NAME	ADDRESS	TELEPHONE #	E-MAIL ADDRESS
53	Deb Coakley	48 Old Trees Rd	810-454-8057	deborah.g.coakley@
54	AMANDA Suomi	43 LAKEVIEW DR	860-487-3553	beck@
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