

# LAKE CHAFFEE IMPROVEMENT ASSOCIATION, INC

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## Lake Chaffee Annual Meeting - June 2021 Meeting Minutes - DRAFT

**Date of Meeting:** June 27, 2021

**Board Members Present:**

Mike Panek (P), Phil Silverstien (T) Kathy Little, Tom Martin (VP), Gerry Dufresne, Carol Natitus, Kari Olson, Martin Connors (S), Bob Corriveau.

**Board Members Absent:**

Seth Kaufman.

**Public in Attendance:**

Kay Warren; Mary Griffin; Marilyn Richard; Phil Cote; Margaret & John Szydlik; Ray & Linda Roy; Brian & Robin Green; Marty Bier; Amy McCarthy; Amy Smith & George Babioz; Irwin Kreiger & John Mayer; Diana Buter; Sue Calkins; Ann Nollet; Bobby & Toni Guerin; Dan & Jane Rackliffe; Ralph Graziola; Jean Panek; Howard Morgan; Ralph Sherman; Kathy LaBarron; Kidder Brook farm; Linda Parent; Priscilla Prouty; Laurie Layton; Sharon Apostol; Harry & Eugenie Bagley; Sue & Bob Corriveau; Stuart & Norma Sherman; Celeste Lussier for Kathy Powers; Charlene Blanchette;

**1. Call to Order:**

After thanking everyone for attending, Mike Panek called the meeting to order at 11:08 AM. He began the meeting with a short explanation of how Board Meetings are conducted.

**2. Approval of Minutes:**

The minutes of the August 2020 Annual Budget Meeting were shared. The President opened the floor to questions or discussion of the minutes of that meeting, and being none, he asked for a motion to accept the minutes as written. A motion to accept the minutes was made by Gerry Dufresne and seconded by Bob Corriveau. The motion was passed with a voice vote: no NAY votes and three abstentions (Tom Martin, Kathy Little, Marty Connors).

**3. Presentation of Treasurer's Report.**

A recap of the income and expenditures during the period from August 2020 to June 2021 was presented by Mike Panek, with additional remarks by Treasurer Phil Silverstein.

Mike pointed out that the new book keeping system that utilizes a professional book keeper, and this allowed a more vigorous oversight of payments, and an increase in the number of on-time payments from residents. Mike also mentioned the relatively large increase in turnovers of properties during this year, which resulted in an increase in payments of delinquent taxes.

Phil thanked everyone for their efforts to pay taxes in a timely manner. Phil noted that expenses rise in general, and specifically for Lake Chaffee, and that fact notwithstanding our finances are generally healthy.

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45 Mike noted that questions and discussion had occurred at the June 2021 Monthly meeting, followed  
46 by a vote to accept the Treasurer's Report, so there would not be another vote today.  
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## 48 **4. Remarks by the President:**

49 Mike Panek addressed the following topics:  
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- 51 a. Two new docks were built, one at the boat launch, and one at the boat dock at the north  
52 end of the lake
- 53 b. Due to a relatively mild winter, the plowing expenses were lower than usual.
- 54 c. Receivables have been reduced, largely due to the fact that all book keeping is now being  
55 done using Quickbooks, and managed by a professional book keeper.
- 56 d. Mike explained that the management of finances had grown beyond the point where a  
57 volunteer treasurer could be expected to manage and report finances effectively, hence the  
58 decision to hire a professional book keeper.
- 59 e. There are two large capital improvements that the LCIA will be budgeting for in the future,  
60 both of which represent sizeable investments:
  - 61 i. Dam repair
  - 62 ii. Septic system for Pirzl Hall
- 63 f. In the greatest number of cases, Lake Chaffee residents are willing to comply with the  
64 Associations ordinances and by-laws, which are posted on the LCIA Website. Everyone is  
65 encouraged to be familiar with them. However there continue to be instances around the  
66 lake of residents who repeatedly violate those rules, and create hardships for their  
67 neighbors, and we ask those residents to please stop.  
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## 69 **5. Chairperson's Reports:**

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71 **a. Boat Launch and Boat Dock** (Gerry Dufresne): Mowing and collecting goose feces has  
72 been done at the boat launch; several dead trees have been removed; there has been  
73 rainwater coming off from the road. During the recent repaving of Lake View Drive, the  
74 town ran short of funds and was not able to install a storm drain, so Gerry will have to make  
75 do.

76 There has been an ongoing problem with ATVs being driven on the grassy area and doing  
77 donuts. This is very destructive, and prohibited by Association, Town and State ordinances.  
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### 79 **b. Constable:** (Gerry Dufresne )

- 80 ○ Illegal parking continues to be an issue around the Association. Drivers are parking in  
81 prohibited locations: parking is prohibited on association roads and town roads  
82 (Lakeview and Old Town)
- 83 ○ State Police are warning of heightened levels of vehicle break-ins across the state.
- 84 ○ Laurie Layton shared with the meeting that there was an attempted robbery at an ATM,  
85 by someone who stole a car from West Hartford.

### 86 **c. Beaches – Main & Mothers:** (Jean Panek) Mike Panek reported:

- 87 ○ Maintenance is continuing;
- 88 ○ The association will not be bringing in porta-potties, largely due to the expense and  
89 increased risk of disease being spread  
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- One resident complained that conditions at Mother's Beach need attention.
  - Mike recognized resident Diana Buter for her sustained voluntary efforts this year maintaining Main Beach. Thanks Diana!
  - The issue of entrance(s) to Main Beach was raised; the large gate is being kept locked due to motorcycles being parked on the beach in the past. This leaves the only entrance/egress on private property. While the resident involved has not complained, this does not seem to be a reasonable long term solution. Proposals were made that included:
    - placing a combination lock on the gate, and making the combination available to residents;
    - relocating the pedestrian entrance to the front of the fenced in area, and/or to relocating the entire fence some distance parallel to but away from Lake View Drive; this would allow more parking particularly if it were nose-in.
    - One member shared that this was the arrangement in the past. These ideas were met with a generally favorable reaction, but no immediate action was taken pending further exploration of alternatives and costs.
- d. Dam:** (Kari Olson) Kari shared the following information:
- The Emergency Action Plan has been submitted and approved by the State; Kari Olson (Dam Chairperson) explained the general contents of the Plan, including the requirement that the swale (back side) should be kept with no vegetation except grass according to State of Connecticut requirements.
  - Gerry Dufresne continues to maintain the swale with his brush hog.
- e. Environmental** Ralph Sherman briefed the group on the following issues:
- Related to maintaining the wild goose population. Ralph shared his written report with the attendees; a copy is attached. In his comments Ralph outlined the increasing severity of the goose population, and the actions that are available to LCIA. He pointed out that the problem is likely to worsen significantly in the future, and we should be planning now for what actions we will take, particularly if the option of lethal means are being considered. A copy of Ralph's report is attached.
  - The water test for June has not been completed due to the requirement that there be at least three consecutive days without rain.
  - We remain on target for a study of lake weeds this summer. There was considerable interest and discussion on the topic of lake weeds; one resident recommended involving the State of Connecticut in the treatment; one resident volunteered to use a bottom-rake that required being towed.(see section 7 below).
- f. Roads:** (Mike Panek) Mike provided an overview of work that has been done over the past year. A question was raised regarding the priorities of the work that needs to be done, and specifically, where in those priorities work to address the ponding on Armitage court stands. The situation there was acknowledged, and solutions required for Armitage Court were discussed.

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137 Residents are reminded that parking in front of Main Beach, and in the parking lot of Pirzl  
138 Hall IS PERMITTED. However, everyone is reminded that this does NOT include parking in  
139 front of the fire station.

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**g. Fund Raising:** Kathy Little reported on the following plans:

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○ July 4<sup>th</sup>; the Boat Parade will start at Noon ; raindate will be July 10<sup>th</sup>

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○ July 24<sup>th</sup> ; Poker Run will be held from 10AM – 1PM; begins at Pirzl Hall. More volunteers  
144 are needed for poker stops.

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○ There will also be a 50/50 raffle held that day.

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○ Saturday September 11<sup>th</sup> we will hold a Tag & Craft Sale in front of Pirzl Hall from 9AM –  
147 2PM. \$10.00 for a spot; tables will be available. The LCIA will have a table at which  
148 attendees will be able to purchase item that have been donated by LCIA members to the  
149 Association. All proceeds from the sales at this table will go to LCIA.

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**h. Tax Collection:** (VP Tom Martin) Legal actions are being initiated again, after a hiatus due  
152 to the Covid-19 epidemic. The priority for legal action will be high-delinquency residents.  
153 Phil Silverstein (Treasurer) and Kristi (Book keeper) have been active in short-term  
154 reminders, which have been highly effective. Liens will be the primary instruments used in  
155 the case of high-delinquency residents.

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**i. Hall:** (Kathy Little) Pirzl Hall is again available for rentals. Fee is \$175.00 for 24 hours;  
158 deposit required; renters are asked to clean up after themselves. If interested, contact  
159 Kathy Little.

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**j. Website:** (Ralph Sherman & Jacqueline Kennedy) Ralph Sherman has been coordinating  
162 with Jacqueline Kennedy regarding improvements to the Website.

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**6. Old Business:** None.

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**7. Public Comments**

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A resident complained of being awakened by carpenters at 6:00AM; recommended a law that  
169 prohibits noise before 8:00 AM.

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There was a recommendation to reinstate the Christmas Bazaar. (Kathy Little agreed to add it to  
172 her list).

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In response to a question regarding Covid-19 protocols, it was explained that the monthly meetings  
175 held on the second Wednesdays at 6:30 are now being held in Pirzl Hall again. If you have been full  
176 vaccinated, you do not need wear a mask; if you have NOT been fully vaccinated, please mask-up.  
177 A resident requested that the LCIA BOD advocate for a street sign marking the intersection of  
178 Ference Road and Old Town Road, as well as a street light.

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A resident mentioned that the floating swans that some residents have placed in the lake in an  
181 effort to repel geese must be placed before the geese return in the spring. If they are added after  
182 the geese have settled in, the swans will be ineffective.

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184 A resident proposed investigating s sound projector that would be used to drive away geese.

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187 There was a recommendation that the LCIA add its web address to the signs that are used to  
188 announce the three public meetings during the summer months.

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190 There was an extended discussion of how to go about harvesting the weeds growing on the bottom  
191 of the lake; it was noted that use of the towed device to pull the weeds will result in a very large  
192 amount of weeds that must be collected and disposed of properly. If that is not done, there will be  
193 certain locations on the lake where there will be an overwhelming amount of weeds accumulating,  
194 that would have to be removed by the nearby residents.

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196 A request was made that all communications that are sent to residents via email should be  
197 addressed using "bcc" for protection of privacy.

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## 198 **8. New Business:**

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201 Attendees were informed that the LCIA BOD has been considering a Fence Ordinance. If anyone has  
202 any concerns with regard to this, please plan on attending upcoming monthly (Second Wednesdays  
203 at 6:30) meetings.

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## 204 **9. Correspondence:**

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## 206 **10. Adjournment:**

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208 Gerry Dufresne moved to adjourn at 12:49, seconded by Bob Corriveau, passed unanimously.

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GEESE MITIGATION REPORT submitted by Ralph Sherman

Geese mitigation report

We are now near 60 Geese on the lake, and growing.

Geese like Salomon return annually to their birth place. This year's broods are larger than ever.

What can be done about the geese - Geese are still a protected species although there are options available.

Primarily two options with variations are available – short summaries below:

## 1. Harassment techniques

- a. Basically, these actions entail disrupting the geese from feeling safe at the lake in hopes they will relocate. Hope is the key phrase.
  - i. Noise, laser lights, in general harassment activities day and night.
- b. These may provide short term benefits but generally speaking are never truly successful and must be maintained the entire time the geese are on the lake.

## 2. Lethal actions

- a. There are two approaches as options
  - i. Hunting – in the fall there is a hunting season for geese. The rules about how and when hunting can occur included daily limits and tools (guns vs archery) vary.
  - ii. Round ups – a round up takes place in early summer when the geese are molting thus flight less, includes babies which are unable to fly. The geese are herded into pens on shore, then euthanized, after which the meat is donated to food shelters.
- b. Both lethal approaches must be undertaken by state licensed professionals (DEEP licenses them).
- c. Both lethal approaches have considerable rules and approvals required by DEEP.
- d. Both lethal approaches will have considerable costs – assume for planning \$6,000+ but that is not fully determined yet.
- e. Benefits of lethal approaches
  - i. immediate reduction in geese population on the lake once actions are complete.
  - ii. Removes the “returning” numbers – this is not to say new geese won't come to the lake.

The question to the membership is do you want the board to further pursue lethal approaches or limit actions to harassment techniques.

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