

POALH Board of Governors

Meeting Minutes

August 11, 2021

The meeting was called to order at 7:00 pm by Kathy Sabo at 15 Lookout Drive, East Haddam CT.

Board members in attendance in person: Angela Buccheri, Hema DeSilva, Dave Edgington, Jason Griffing, Corinne Halliday, Evelyn Passan, Gary Petersen & Kathy Sabo

Members in attendance via Zoom: Cindy Biancamano, board president; Nancy Kavanaugh, Treasurer

Association members in attendance: Lisa Hober

Public in Attendance: Ed Bader - Tax Collector

Minutes: *Evelyn Passan made a motion to accept the minutes of the July 21, 2021, board meeting. Dave Edgington seconded. A vote was held. Angela Buccheri abstained (1) and the rest of the board members present agreed (7).*

Public Comment: Lisa Hober indicated the following points: 1) The town hall report at the last board meeting did not include the vast questions and answers presented about the dam; 2) She is on the by-laws committee and the committee is still reviewing the by-laws and plan to continue to do it through the fall to be ready for the board and association members next year; 3) Asked why the dam project is not being handled as a referendum. The board is asking the membership to vote on three different parameters letting go of capital reserve funds along with a special assessment yet to be determined. The board is asking to do a dam reconstruct which is the only option, not offering options for dam repairs. Lisa indicated that the board is asking for a lot of decision in one vote and offering one vote at a time which is far too complicated. She feels this should have been a referendum as allowed for in our charter. Every member of the association should be given a full description of the project and what it is going to cost, and it should be voted on. Lisa is personally concerned as to why we are not doing any of the dam repairs – filling in cracks, fixing masonry. There were remedial suggestions and we have not done any of them. The vegetation that was abated has not been maintained. There has been \$10,000 allocated for the dam project. We need to be doing what was recommended in the dam report. In conclusion Lisa believes that a direct mailing involved with a referendum is designed to take liability off of the board.

President's Report: Nothing to report.

Financial Reports:

- **Tax Collector:** Ed Bader reported that 91% of the July 1, 2021 taxes levied have been paid. Those payments were on time. Right now, we are waiting for the stragglers to come in. That would be about \$18,000.
- **Treasurer:** Nancy Kavanaugh indicated that she is continuing to learn the treasurer position. She has met with a few board members already to discuss processes. She continues to be available to meet with board members to discuss changes. Cindy Biancamano asked Nancy Kavanaugh to check the water testing bills as we are not getting the turnaround time that we are paying for.

Committee Reports:

- **By-Laws:** Nothing to report at this time.
- **Budget Committee:** Kathy Sabo indicated that the board needs to come up with the wording of the motion that we are going to vote on at the meeting. Ed Bader indicated that Dave Giroux will have that ready for the board. He has put together an email which was sent to Corinne Halliday that deals with the operating budget and the recommendations of the budget committee. Also, the bio detention basin is separate and then third would be the three options for the dam reconstruction. Kathy Sabo reiterated that we need to get it down in writing. It was indicated that Dave Giroux would be creating the motions and sending them. Corinne Halliday verified this process and had a copy of the motions sent to her from Dave Giroux.
- **Dam Committee:** Kathy Sabo once again indicated that we as a board need to come up with the wording of the motions we will be presenting to the association. It was indicated that once again, Dave Giroux would be sending Corinne Halliday the motions. Ed Bader further indicated the formal motions will be laid out. Kathy Sabo wanted to make sure we were laying it out before Sunday and was unaware of any emails taking place. Angela Buccheri asked if there would be a motion to not accept any of the options. It was indicated the association members would need to vote all the options down. Kathy Sabo indicated that we as a board decided to put forth Option 1 in a motion. Then if that is voted down moving through Options 2 and 3 respectively. If they all get voted down, then nothing gets done. Information has been given to association members via meetings, presentations and newsletters. It is important that the association understands the process. Corinne Halliday noted the Town of East Haddam would be giving us \$15,000 for the dam. Gary Petersen reported that association members are concerned about the lack of contributions from the East Shore residents, that our estimates to complete the project are way undervalued and if there are repairs we can do instead of reconstructing. Kathy Sabo verified that the board does

not have to come up with the wording of the motions and that it would be sent to Corinne Halliday. Corinne Halliday indicated she would get in contact with Tim Pelton to make sure and would send the motions to everyone. It was discussed if copies of the budget should be available at the association meeting. It was indicated that copies can be found and have been given out in advance in the newsletters, on the website and posted in the kiosks. It was decided that extra copies wouldn't hurt.

- **Events:** Angela Buccheri reported that the tie dye event went really well. There were about 80 attendees at music bingo. The coffee truck had 76 people. Did not have a huge turnout for the soccer game viewing and cancelled the campout. Colleen who has been doing the kids crafts for two decades is stepping down from this position. Angela would like to present Colleen with a gift, and it was decided a gift certificate would be appropriate only because she had donated an abundance of her time over the last 20 years. A teen craft has been added for August 19th. Angela reported that there was an incident on Saturday where one of our association members fell near the basketball court while walking to her home. The first aid kit in the pavilion is underwhelming with no ice packs, etc. We should get some new and updated first aid supplies and the money for this should come out of public safety.

Events - Covid - Angela reached out to the East Haddam health department. They reported that they keep themselves aligned with state guidelines and what comes out of the Chatham Health District. Colchester has moved forward with a mask mandate even though the state is not recommending it. They have added Angela to an email distribution list to receive documents put out by the health director with Covid recommendations. At this time the recommendations are that you socially distance and mask up indoors. Outdoors there have not been any major changes. They are encouraging people to wear masks at state fairs. Lake Hayward Days events were discussed due to covid. The board discussed following state guidelines, go by the recommendation for state fairs and consider masking or just pull the plug because the guidelines and the rise in cases are changing every day. A lengthy discussion was held, and it was decided that the carnival, beach games and food would be cancelled because of the density of people it would bring and the lack of social distancing. Everything else planned for the week would be left in place at this time as the board felt they could be socially distanced. In place of the carnival there will be an ice cream truck which will travel to each beach on Saturday August 28th for children only. Then in the evening there will be a movie night.

Events - Pavilion Reservations – Evelyn Passan indicated right now she was doing the calendar aspect of pavilion reservations. The forms and the checks are still going to Nancy Kavanaugh. Evelyn is concerned that someone has to verify that the person requesting the pavilion is a property owner. At this time, she has no way of doing that. It was discussed if pavilion reservations should fall under the secretary's duties. Evelyn Passan will continue to process the pavilion reservations once she has access to a property owner's list.

Events - Money Protocols - Angela Buccheri brought up that when people are working on functions, projects or events it is important to follow the protocols put in place with having the invoice or receipt. People should not be spending money without a chairperson knowing about it. It is also good to copy her on all emails sent to Nancy Kavanaugh regarding money or check requests, etc. This way she can keep a working budget without waiting for the treasurer to tell her what she has available. The check request form needs to be filled out with receipts as well.

- **Geese Committee:** Evelyn Passan reported that spraying first beach with grape Kool aid has been working well. The geese are flying now. Dave Edgington noted the raft at second beach is disgusting. So far, there have been two beaches shut down this summer.

Shutting Down Beaches – Protocols - Angela Buccheri asked when we get a test back that a beach is closed what is the protocol and process to let people know. There is a difference between the algae bloom and E. coli. The beaches have been shut down due to E. coli. When we get a test result how is it communicated with everyone so that people don't just have to see it via a sign at the beach. Corinne Halliday reported that we do notify people every way we have without using Facebook such as an email blast, putting it on the website and a sign on the beach. The board felt that there needs to be a way to improve how we get out the information. Cindy Biancamano will work on a protocol for beach closings to bring to the board for approval.

- **Lake & Water Quality:** Corinne Halliday indicated she sent the board a report from the question and answer session her committee had with the limnologist. She will be printing out a revised form of it to hand out to everyone at the association meeting to shorten her verbal report during the meeting. There are some results in from the stream testing and they will now have to be evaluated to figure out what they mean. There will be some modeling done to see exactly what our watershed is bringing in. She will make a plea at the association meeting for everyone to do their part. The bio detention basin will be very important. Kathy Sabo asked about the position opening up that Jan DePratti is vacating. Corinne Halliday feels that can be tabled until September or October.
- **Nominating Committee:** Kathy Sabo indicated that the board knows what the slate of candidates and the ballot will look like for the meeting.

- **Properties:** Gary Petersen reported that a small tree was cut down by the basketball court. Little Beach raft was afloat in the lake, so it was rescued and tied down again. The Second Beach electrical will be put on hold. Angela Buccheri reported that she investigated the cost of the electrical at Second Beach by getting the records of the past three years from Eversource for that meter and that outlet. The association pays about \$9.00 a month just for the outlet to exist. The most the electrical ever cost in one month for that outlet was \$14.00. The argument of paying for someone to charge their boats at this outlet can now be put to rest. The right of way between Wildwood and Lake Share across from Little Beach has still not yet been completed. Gary reported that the town of East Haddam has now gotten involved with the right of way on Glimmer Glenn. We have been asked by Jim Ventres of the Town of East Haddam not to do anything until he can look at the property in question. The property owner who put up the fence has agreed not to put up the gates. We will discuss this further in September.
- **Public Safety:** Kathy Sabo will email Bonnie Sudell about cancelling the police that is hired for Lake Hayward Days. The board will discuss the public safety committee in September.
- **Technology:** Evelyn Passan reported that we will wait until we can get Mike Trocchi to a meeting. Cindy Biancamano will talk to Mike about coming to a meeting, perhaps in September. Evelyn asked Mike Trocchi to put Mike Chupas' email information on the web site contact list. Kathy Sabo inquired if adding emails makes the price of our contract go up. We have 16 licenses of which 15 are in use.

Old Business

- **Newsletter:** The last newsletter would be the weekend of Labor Day weekend. There have been a few people that have come forward offering to do the newsletter thus far. Nichole Howell, Marty Benardi, Wendy Wade and one more. This can be addressed in September.
- **Keys:** The treasurer and tax collector have not yet gotten keys for the file cabinets to the president. Cindy Biancamano has asked for keys to the shed located on third beach and has not received those yet either. This is so the president has a master set of keys that is handed down to each president.
- **Property Encroachment:** Cindy Biancamano has been in contact with our attorney about the property encroachment. The association member's attorney emailed our attorney to let us know that they are still waiting for the survey to be completed.
- **North End Development:** We have not seen or heard anything on the land development

New Business

- **August Association Meeting:** Cindy Biancamano will be here to lead the meeting. All the motions will be given to Corinne Halliday in word form from Dave Giroux. Carolyn Kress will be there to hand out parking passes. Kathy Sabo has people to sign everyone in and she has the ballots. She does not feel the need to print the agenda. Corinne Halliday will have some copies of the agenda available. There will be no coffee and donuts. The nominating committee will present the slate of candidates and they will collect and tally the votes if needed. Kathy Sabo got voting paddles for the meeting instead of handing out little pieces of paper to registered voters. Hema DeSilva will produce a volunteer sheet for members to fill out if interested. There was discussion about the order of business on the agenda and it was decided to keep it as it is printed. Gary Petersen will handle set up for the meeting at 8:00 am.
- **Sudell Thank You:** Jason Griffing reported that Bonnie Sudell sent a thank you card to the POALH for the gift certificate she received for her tenure as president.
- **East Haddam Property Purchase of Open Space:** Kathy Sabo reported that the information for association members to vote (or not) regarding the East Haddam town referendum has been put in the newsletter.

Dave Edgington made a motion to adjourn the meeting. Evelyn Passan seconded.
The meeting was adjourned at 8:40 pm.