

POALH Board of Governors
Meeting Minutes
September 13, 2014

The meeting was called to order at 9:04 a.m. by President Gail Grzegorzak at the home of Bob and Bonnie Sudell, 113 Lake Shore Drive, East Haddam. Board members in attendance were Cari Eckert, Gail Grzegorzak, Jason Griffing, Gary Petersen, Deborah Smith, Bob Sudell and Bonnie Sudell. Also attending were Ed Bader, Budget Chair and Lee Griffin, Treasurer.

Minutes: The minutes of the August 16, 2014 Board Meeting were approved.

Financial Reports:

Treasurer: Lee Griffin presented the Treasurer's report. Tax Collector's receipts are \$5,497.81 under budget. All invoices have been paid to date and the bank statements have been reconciled. The Treasurer's report was accepted as presented.

There was discussion as to the reporting of Lake Hayward Days events. Events will be listed as subcategories of Lake Hayward Days in the future, to ensure having a detailed recap of each event for the next chair. Diane Nelson and Linda Nuzzo are working on a recap showing what they did, including what worked and what didn't. Gail will contact them to ensure that they complete the task. Each chair needs to manage the event, and it was suggested that outstanding bills not be paid until the recap is submitted.

Taxes: Ed Bader reported that statements would be sent in September to those still owing taxes for 2013-2014. Three liens have been removed and one lien has been added. Ed will look into those who are in arrears with Town of East Haddam taxes as well as POALH and research whether or not we have the right to sell tax liens.

Budget: Ed Bader reported that the committee needs to start planning now.

Unfinished Business:

Glimmer Glen Plan: Gary Petersen and Bob Sudell have identified areas that need work, including the possible addition of a catch basin. We created some of our own problems by installing curbing some years ago. It was agreed that the first step was to get the Town to accept Glimmer Glen as one of its roads. Gary and Bob will provide details to the Town and determine what is needed to get the Town to accept the road. At some point we will need an engineer to determine what should be done. Fred Odell has contacted the Town regarding Pilgrim Way, and we will encourage residents of Glimmer Glen to call the Town to complain.

Ball Field: Gary Petersen showed us the completed survey. Of note is that the backstop is not on Association property. Use of the ball field will be on the agenda for the first Town Hall Meeting.

Payroll Withholding: We are currently issuing 1099's to those who work for us. Ed Bader has urged us to issue W2's, maintaining that they are employees, not independent contractors. A motion was made and seconded to comply with Federal and State payroll procedures. A motion was made, seconded and passed (with two opposed) to table the vote until more information has been presented. Gail will email Board Members the information that she has.

Private Docks: Gary Petersen and Bob Sudell will identify those docks that are on Association property in violation of our bylaws. A motion was made, seconded and passed to enforce our bylaws. Donald Hibbert of 151 Lake Shore Drive is in violation. He has been unable to provide us with a certificate of insurance for the dock as it is not on his property. The dock of Jeff Flynn of 249 Lake Shore Drive was apparently grandfathered. A motion was made, seconded and passed for Bob Sudell to send a certified letter to Mr. Hibbert by September 27th, requiring removal of the dock by October 31st, and transfer of the dock to the Association. Installation of the dock in 2015 will be contingent on the dock belonging to the Association.

Sheds: The Biancamano sheds are on Association property, as shown on the recent survey of the Third Beach parking area. Gail has had no response to her emails to the Biancamano's regarding

this issue. Bob Sudell will send a certified letter to the Biancamano's, requesting that they move the sheds to their property by April 1, 2015. Bob will seek legal guidance on the wording of the letters and the wording of transfer document (for the dock). He will first contact Fred Odell.

Bonnie Sudell will research the minutes to see when the Flynn dock was grandfathered. A letter should be sent to them, reminding them that it is a public dock, and requesting a certificate of insurance.

Weathervane: Eleanor Parsons is very interested in putting a weathervane on the pavilion. The Board had previously voted to not take the project on as a Memorial project. Gail will send Ms. Parsons a letter, asking her to bring the project to the Town Hall Meeting. We want her to research the costs, including a choice of subjects, the size of the weathervane, lightning rod protection, grounding, and any other associated costs. Ultimately the Board will have to look at the pros and cons and approve the project, including how it would be funded.

President's Update:

Dredging Project: Gail met with the vendor and LQIC. The sonar readings have been done and the project should be completed between November 1st and November 30th. Cari will report on LQIC at our meetings.

Lake Management Plan: Gail will email the 2000 survey to the Board for review. We are currently looking for quotes for the plan.

Open Board Positions: We have two positions open. Board members were asked to consider members of the community who would be willing and able to be on the Board.

Social/Recreation Strategy: All agreed that we need to have a plan for next year. Vicki Russo has expressed interest in the Social position, but needs a job description. We think that we are trying to do too much during the summer, and that the Lake population has changed, and we need to provide the social and recreational activities that interest the majority of our residents. We hope to get people to help at the first Town Hall. One suggestion was "Camp Hayward," with college students running the events. Jason will work on a master plan for social and recreation for our next Board Meeting.

Bylaws: Deb, Jason, Bonnie, Bob and Jim Bennett have all expressed a desire to work on the revision of the bylaws. There was discussion as to what the bylaws are designed to do and what we hope to accomplish by revising them. It was agreed that they should be broad in scope, with the rules and regulations separate. The first draft of the revision should be available to the Board by March 15th. Bob, Gail and Cari will co-chair the committee.

Cari will work on a mission statement for our next meeting. She will also look at the definition of a bylaw and the definition of rules and regulations.

There was discussion as to how to identify who can vote at the June and August meetings. A simple solution would be a piece of paper (the color red was suggested) that each registered homeowner would get when they checked in. Addressing who can vote should be part of the bylaw revision.

Security and Patrols: Gail is attempting to meet with a technician from Marcus Communications to review our security needs. Bob will set up more dates for patrols. We have approximately \$4,000 left to spend on patrols.P

Committees:

Properties: Gary reported that the tennis courts have been cleaned, thanks to the efforts of Jason Griffing and Don Smith.

Peter Doyle has completed some tree removal and trimming, including a tree at the north end by the Flynn's, branches at the basketball court, and branches by Third Beach.

A split rail fence has been installed by the pavilion. The Garden Club is working to provide the homeowners with a physical and sound barrier, with the help of Nancy Ballek.

Gary has contacted a geese relief company who is interested in working with us. He will call them again at the end of the season.

Tim Pelton has donated a 9 volt power washer to the Association. He will drop it off to Gail who will get it to Gary.

Rod Bernier is working on the issue of the parking lot and tennis court lighting.

October 25th will be a work party to bring in the rafts and swim lines.

November 1st will be a work party to take boats to the firehouse.

It was noted that the green stickers we have for boats should be addressed in the bylaw revision.

Steve Nelson has obtained quotes from Allegra to flatten out the area adjacent to the pavilion, sloping towards the water. The quote for a gentle slope is \$1,000. The quote for a fieldstone wall near the water, approximately two feet high, is \$2,500. A motion was made, seconded and passed to proceed with the option including a wall.

Other items that Properties is working on include finishing the fence by the pavilion, staining the picnic tables, building a mezzanine in the recreation room, adding on to the boat racks, digging out the sumac along the Third Beach fence, fixing the cracks at the spillway and restriping the parking lot and First Beach.

Gary reported that a cable lock has been installed at the First Beach water bib.

The Board authorized LQIC to submit a State grant application through the Town of East Haddam.

Board Meeting, Town Hall and Association Meeting Dates:

- Thursday, November 20, 2014, 7 p.m.: 83 Wildwood, East Haddam
- Saturday, January 10, 2015, 9 a.m.: 164 South Road, Farmington
- Wednesday, February 11, 2015, 7 p.m.: 34 Glimmer Glen, East Haddam
- Saturday, March 14, 2015, 9 a.m.: 57 Buttonwood Road, Hebron
- Wednesday, April 8, 2015, 7 p.m.: 16 Jeremy River Drive, Colchester
- Wednesday, May 13, 2015, 7 p.m.: 76 Wildwood, East Haddam
- Sunday, May 31, 2015 Town Hall Meeting time TBD: Lake Hayward Pavilion
- Wednesday, June 24, 2015, 7 p.m.: 113 Lake Shore Drive, East Haddam
- Sunday June 28, 2015, 10 a.m.: June Association Meeting, Lake Hayward Pavilion
- Saturday, July 18, 2015 Town Hall Meeting time TBD: Lake Hayward Pavilion
- Sunday, August 16, 2015m 10 a.m.: POALH Annual Meeting, Lake Hayward Pavilion

The meeting was adjourned at 12:30.

Respectfully submitted,

Bonnie F. Sudell
Recording Secretary