

# SHAKER PINES LAKE ASSOCIATION

## 02/02/2021 Meeting Minutes

Meeting called to order: 7:02 PM

Pledge of Allegiance

### Board Members Attendance:

Leslie Cunningham, Lorraine Creedon, Sharon Ledger, Jaime Macsata, Steve Harz, George Temple, Linda Ostapoff

Janice LaBroad – Tax Collector

**Absent – Dan Hart, Allison Cushing**

### Association Members in Attendance –

#### Reading of Minutes –

January 5, 2021 Monthly SPLA Meeting - Motion to accept minutes Lorraine Creedon seconded by Jaime Macsata. All in favor.

### Recommendations & remarks from SPLA Members

Lorraine Creedon was contacted that the Website is not up to date – Sharon Ledger will follow up and have it brought up to date.

Cheryl Cote – Since she cannot make all meetings, she was inquiring if the calls can be recorded and available to members to listen to. Leslie stated the calls are recorded and she will check in to see how to post to website.

Shari Jackson, 110 Cottage Road

The upper Cottage Board has recently been surveyed and it was determined the property line is not where it was originally thought to be. Therefore, Shari has hired an attorney to represent her. All members of the board have received a copy of the letter from her attorney. They are disputing the board ownership of the property and adverse possession law. Shari wanted to know where we are in the process and Leslie state we have not discussed and we do not have a response at this time. The association owns property in question and this will need to be brought to the association. Shari would like to work with board to come to an agreement that is agreeable for all.

### Correspondence –

Lorraine Creedon stated that People's United – Stop and Shop branch has been closed and they still not have an answer on the cd being moved to 18 month CD

### Treasurer Report - Lorraine Creedon

CD 0001: \$82,904.72

CD 0002: \$27,569.23

Capital Account: \$42,807.58

Total Savings \$153,281.53

Checking Account: \$15,962.20

Activity Account Balance - \$4,084.96

NOTE: The Board previously approved funds for the laptop are to come out of the communication budget.

**Tax Collector Report – Janice LaBroad**

Received \$580.86 for January 2021

Jaime received laptop that board approved last month. She has reconciled the 10-15 delinquent accounts. Information was entered into tax system and invoices were mailed 01.15.

Jaime will be away however, when she returns she will meet with Janice to get liens out.

Initial implementation was time consuming however, everything is now in the system, and so come July it will be all set. Only outstanding item is the credit card payments process. This will need to be tested.

### **Committee Reports -**

#### **Ecology - Leslie Cunningham**

DEEP Aquatic Plant treatment Grant update

Grant is probably something that we do not meet requirements for. Therefore, we will not be applying for. Solitude provided Leslie with the information of the July contract, as this would have been required for the grant application.

Solitude-

Leslie stated there is no change to the 2021-2022 contract.

Solitude obtained the 3-year permit, which remains in effect until – April 2022

If we were to change the lake treatment company a new permit would be required. As the company that has the contract obtains the permit, which can be a complicated process.

Leslie feels that since the new representative has been assigned to our account the service has been improving.

Leslie has not had a chance to reach out to pond management (Company the treats Crescent Lake)

George Temple asked since there have been issues with Solitude should we reach out to get 2-3 additional quotes.

Jaime checked with a few lakes (Harwich and Holland lake) and they all use Solitude

Steve can we get the permit or does it need to be obtained by vendor. Vendor must obtain permit.

Leslie would like to call DEEP to see if there are any grants that

#### **Property Committee –Jaime Macsata**

Update on Upper Cottage Road Beach lot Survey – Leslie

Survey results –

Survey completed upper beach lot – Williams/Jackson issue on both sides

Do we want a Map drawn? We will need to decide if we want this or not.

Cannot grant the property. Would need to be brought to the board.

Brian Newman and Carl Landolina boundary disputes -Turns out that Carl's office handles this –

Leslie has a consult meeting set up with Carl Landolina to discuss adverse possession

Exceptions we may fall into –

Leslie will also check on fees with Carl during the consult.

Danny was going to look into pipe – George pipe is good for another 20 years – at end where is flows into lake – plastic sleeve – inside rubber coating – seems rotted at the end – nothing visible inside.

Could see where the trees ended and could not see anything that was coming through pipe

Pipe is on association property – town owns and maintains pipe.

Other issue – we have not spoken to Williams –

Leslie will check with Carl re: what action needed to be taken to

Lorraine thought Mr. Williams had asked permission to put the trees up. She will try to look at minutes and see if it was stated in the minutes.

Letter composed to Dan Smith –

Sharon had concerns with the content of the letter. Regarding that the fence being replaced without association approval.

Linda – Asked Leslie if this she could address with Carl tomorrow re: the fence on 106 Cottage

If replacing the fence exceeds \$2,500 it would need to go before the board for approval

Association members are considering volunteering and donating replacing the fence.

Should everyone on the board review letters prior to them being sent. Leslie stated that if the board needs to review it will delay the process.

The property line for 106 Cottage needs to be confirmed.

Jaime will be requesting proposal for landscaping for 2021-2022 year.

Spillway Research for Repair Update - Leslie

No update – have not received a proposal from Wright and Pierce yet.

### **Communications –**

Kassie Huhtanen, Karen Mulready, Elaine Olson

No newsletter has been completed

Hoping to get one out this month.

Items to be included

Spillway update

Financial Report

Activity update (food shelf, lights, etc.)

Hold off on activities until the committee meets next week.

### **Activity Committee – Jaime Macsata**

Leslie Cunningham, Steve, Harz, Kassie Huhtanen, Charlie Macsata, Jaime Macsata, Karen Mulready, Elaine Olson, Lori Parker, Stacy Sparrazza, Carrie Temple, Allison Cushing

Nothing to update

Start thinking about Easter egg hunt – Drive by bunny

Easter is April 4<sup>th</sup> this year

Linda will take over activities - she will try to get a meeting scheduled for next week.

### **Old Business –**

Update on inquiry for Irene Percoski regarding the deteriorating wall next to the pump station on West Shore – (reminder) No update

Welcome Book Change Updates – Leslie/Jamie

No update

Books that needed to be mailed have not been mailed yet

Meeting location – Enfield Annex

George did not have opportunity to check into. He will complete and bring back to next meeting.

### **New Business –**

Shari – Was wanting to know what next steps are:

Discuss with Attorney tomorrow and recommendations

May have an executive meeting or discuss at next meeting

Shari would like to request a copy of the survey – We do not have that at this point.

Additional fee would be to get the map. Which we have not decided

**Closing Remarks/Round Table**

**Meeting adjourned 8:10PM**

**Motion made by George Temple, seconded by Sharon Ledger. All in favor**