

## SHAKER PINES LAKE ASSOCIATION

### 03/02/2021 Meeting Minutes

**Meeting called to order:** 7:01 p.m.

**Pledge of Allegiance**

#### **Board Members Attendance:**

Leslie Cunningham, Dan Hart, Lorraine Creedon, Jaime Macsata, George Temple, Allison Cushing  
Linda Ostapoff, Steve Harz,  
Janice LaBroad – Tax Collector

**Absent:** Sharon Ledger,

#### **Association Members in Attendance –**

##### **Reading of Minutes –**

February 2, 2021 Monthly SPLA Meeting - Jaime moved to accept minutes with changes, Danny seconded.  
Motion carried.

#### **Recommendations & remarks from SPLA Members**

Update – Meeting attendees can be anonymous unless they speak

Leslie reported that the Freedom of Information Act allows for people to attend unidentified but if they want to be heard they must identify themselves.

No comments from the association attendees.

**Correspondence** – Leslie received Wright Pierce proposal for spillway which will be discussed later in the meeting.

#### **Treasurer Report - Lorraine Creedon**

Account	Balance
Cert of Deposit 1	\$82,904.72
Cert of Deposit 2.	\$27,569.23
Capital Account	\$42,809.28
Checking Account.	\$15,962.20
Activity Account	\$. 4,084.96

Attached. Correction was made and resubmitted for January report. Alison questioned the \$15 misc charge which was for a return check fee.

**Tax Collector Report** – Janice LaBroad – For February we had just over \$1100 in receipts which was deposited on March 1<sup>st</sup> due to the closing date of February 26<sup>th</sup>. Jaime mentioned the new computer was sent back to HP depot to be repaired. She can still use her personal computer to update tax information in the QDS system. Jaime worked with Janice and brought 26 lien certificates to the town clerk. Five have to be redone based on the way the system showed the names of the property owners.

## **Committee Reports -**

### **Ecology - Leslie Cunningham**

Leslie spoke with Solitude's new representative assigned to our lake and was encouraged by his customer service and wanting to keep the lines of communication open. Their contract is still in place. She will be calling Pond Management for other quote options and give a report in April.

Solitude Treatments – there is a schedule for the lake monthly monitoring, and it will be treated based on what he finds during the monitoring.

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

#### **Upper Beach Update – Leslie Cunningham**

Based on the survey recently done on the Upper Beach and Leslie's consult with Atty. Carl Landolina, letters will be sent to the adjacent property owners as noted below.

Letter for the William's has been written, reviewed by the board. Leslie will hand deliver.

Letter for the Jackson's will be written by Atty. Carl Landolina and sent directly to Ms. Jackson's attorney in response to one received by them. The fee for this service will be between \$300-\$400.

Leslie would like to have an executive board meeting to discuss next steps once the letter is sent.

#### **Cottage Road Property – Leslie Cunningham**

Based on survey done in mid 90's and recommendation from Atty. Carl Landolina, a letter will be sent to the new property owner of 104 Cottage Rd (adjacent property) as noted below.

Letter for the Smith's has been written, reviewed and approved by the board. Leslie will hand deliver.

For letter's being hand delivered, Leslie will document the recipient, date and time.

### **Other Property Committee Activity – Jaime Macsata**

Lisa Strom and Dave Olson have volunteered to refurbish the picnic tables (~8 tables) and wooden signs once the weather gets warmer. Jaime moved to approve \$300 to allow purchase of stain and brushes to refurbish the picnic tables and wooden signs. Lorraine seconded; motion carried.

Landscaping - George and Paulie have offered to mow the properties through June 2022 and do Spring 2021 clean-up. Jaime will get quotes for Fall 2021 clean-up and Spring 22' clean-up for budgetary purposes.

Steve purchased and Danny installed the flagpole light on the Memorial Lot.

Cheryl and Paulie have offered to maintain the area around the Shaker Pines Welcome Sign.

Justin from Johnnie's Market has offered to donate the flowers for in front of the sign.

Notes from Property Committee Meeting attached.

## **Communications –**

Kassie Huhtanen, Karen Mulready, Elaine Olson

Newsletter should go out soon. Must begin discussing spillway repairs required. Leslie discussed putting one paragraph in the newsletter about the upper beach survey. Allison suggested putting something in the newsletter about watching for pedestrians as the weather is getting warmer and people are getting out more, especially in light of Covid.

Linda asked where she could find the CT law on fishing licenses. Danny directed her To CT DEEP – Fishing Licenses. Linda will look into what can be added to the newsletter about fishing licenses being required on private lakes unless fishing from your own yard.

Lorraine didn't see the Welcome Book on the website. Jaime will check.

**Activity Committee – Linda Ostapoff**

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

Meeting held – 6 people in attendance. Easter plans were made. There will be a golf cart parade and Easter eggs will be delivered to homes on March 28<sup>th</sup> at 4:00 p.m. (rain date April 3<sup>rd</sup>). A sign-up sheet will be available for families that want to participate.

The next meeting is March 11<sup>th</sup> 4:30 at Stacey's to stuff the Easter eggs.

Fourth of July festivities are still being scheduled.

Allison volunteered to run movie night once a month.

Fall Pumpkin carving is being reviewed, may incorporate costume contest.

As soon as feasible, the committee will be planning an outdoor event.

Carrie is talking to Justin at Johnnies Market for driving around selling spring flowers.

Notes from Activity Committee Meeting Attached.

**Old Business –**

Update on inquiry for Irene Percoski regarding the deteriorating wall next to the pump station on West Shore. – Lorraine sent out an e-mail today to Mr. Perissi to ask for status update.

Welcome Book Change Updates – Leslie/Jamie – Jaime to schedule meeting for review and revision.

**New Business –**

Government Survey – Lorraine Creedon – Lorraine discussed the survey she received and went through some of the questions. She has completed and submitted the survey.

Spillway – Leslie received the proposal from Wright and Pierce for professional engineering services. Danny had his colleague review the proposal and was advised that it was reasonable. Everyone agreed that there should be a meeting to review the proposal and identify each deliverable, identify any questions and review with Wright and Pierce before presenting to the Association at the annual meeting. Leslie is scheduling a meeting to review on Monday, March 8<sup>th</sup> at 7:00 p.m.

The Board selected Saturday, June 12<sup>th</sup> for the 2021 Annual Meeting.

Lorraine has six monthly reports to be signed. Asked if someone could come by and sign. Leslie, George and Jaime said they could come by to sign (2 signatures are needed).

**Closing Remarks/Round Table – No remarks**

**Meeting adjourned** -Motion to adjourn by George, seconded by Danny, motion carried.

Respectfully submitted,

Jaime Macsata

## Notes from Property Committee Meeting 2/23/21

Attendees: Cheryl Cote, Paul Cote, Leslie Cunningham, Danny Hart, Steve Harz, Jaime Macsata, Dave Olson, Linda Ostapoff, Lori Parker, Lisa Strom

### SURVEY RESULTS

#### Survey Results Update for Beach Property between Jackson/Williams Properties

Upper Beach lot survey complete - Williams' is slightly encroaching between the tree line. Jackson encroachment is significant and Shari Jackson has indicated through a letter received by her lawyer, that she wants the property by Adverse Possession. At the January board meeting, the Board voted to have Carl Landolina, Attorney at Law, send a letter to Shari's lawyer in response, indicating the Association does not agree with the Adverse Possession claim, and to give notice that there is encroachment on Association property. Leslie will also send a letter to the Williams to let them know a survey was done and to identify where the property line is.

The survey was initially done to determine who owned the trees on the drainage pipe. Danny and George looked at the pipe and have confirmed that the trees are not impeding it, so no action is necessary, however, the trees are small and it would be easier to remove now. These will be watched going forward to ensure there is no damage caused by the roots.

#### 106 COTTAGE RD Property

The group discussed the property between Pleasant/Smith on Cottage Road. Jaime and Leslie found the survey that was done on the property in the mid 1990's along with the A2 map. Paulie recommended adding on to existing wood fence and will get pricing for both split rail and chain link options. The lot is 133 feet deep. Lori recommended planting some type of tree to delineate the property line. Linda will get a price on arborvitae for 120 feet. Linda and Mike Ostapoff have offered \$1,000 to put toward the solution selected.

### MEMORIAL BEACH

Memorial Beach Flag Pole light update - the light is up! Thank you Steve and Danny!

#### PICNIC TABLE/SIGNAGE Refurbishing

Lisa will be spearheading both the wooden sign refurbishment and the picnic table refurbishment. Dave and Paul will assist. Jaime will also assist. Lisa suggested starting with the picnic tables first and the group has determined a \$300 budget should be sufficient to accomplish these tasks. Jaime will bring the request for \$300 to buy stain and supplies, to the next board meeting.

### SPILLWAY

Spillway update - next steps (if any)- Leslie will reach out to Wright and Pearse on how to address the necessary repairs for the spillway. The repairs are necessary but not imminent.

### LANDSCAPING

George sent a note indicating he will be doing the mowing for all the properties through 2021 and will also do spring clean-up. Thanks George & Paulie. Cheryl will continue maintaining the sign area with mulch, plants, etc. Thanks Cheryl.

Jaime will send out the Landscaping RFP to the companies below. It will start with the Fall Clean-up and encompass Spring Clean Up 2022 and mowing all properties 2022-2023. The RFP will go out in March to provide information for budget planning (budget needs to be done and voted on in June Association Meeting).

Bill's Landscaping

Guzie Landscaping

Cjay's Landscaping

Complete Home Maintenance

Tony's Landscaping & Lawn Service

Vasseur's Landscaping

Any other items to be discussed.

Lisa mentioned she has heard from some neighbors, they are concerned with the amount of signs on the beach areas. Jaime mentioned that they were put up as a temporarily until the wooden signs were enhanced.

### Notes from 2/18/2021 Activity Committee Meeting

Present: Leslie, Lori, Stacey, Allison and Linda

From December meeting:

Allison will look into the Tree of lights for the flagpole next year, Leslie also thinks we have enough lights to do this. Will discuss closer to fall.

### Easter plans:

Easter eggs will be delivered to homes by a golf cart parade. Families will sign up for the delivery. The event will be held on March 28<sup>th</sup> at 4 PM, snow date April 3<sup>rd</sup> at 4 PM.

Lori will get the candy; Stacey will get the bags. Leslie will look into the Easter Bunny. Allison will make signs. Sign -ups will be emailed to Linda. We will meet at Stacey's (55 Cottage) on 3/11 at 4:30 to stuff the bags and hold the committee meeting in her screened porch, with distancing and masks. Sign up info will be posted in the newsletter.

### Future events:

#### Memorial Day golf cart parade?

Discussed 4<sup>th</sup> of July, we don't know when the fireworks are planned, will try to do the same date.

Movies once a month for June, July, August and September. Allison will run. Have people suggest movies.

Discussed Pumpkin carving. Attendance seemed down from last year. Most people thought we should continue since pumpkins are free. Maybe expand this event to include costume contest and other things.

With funds available from last year we want to plan a nice event as soon as we can gather again.

Fundraising ideas: Linda will ask Carrie to look into Justin doing a spring plant sale.

Lori will ask Christine about cozies. We also discussed doing a calendar of Lake pictures for September. Also T-shirts or hoodies. A Casino bus trip when possible.

Newsletter: Linda will write up the Easter dates, tentative plans for spring and summer. Reminder that Activity funds are separate not tax dollars.

**NEXT MEETING:** Thursday March 11 at 4:30. Stacey's house, 55 Cottage Rd.