

# AMSTON LAKE DISTRICT

Board of Directors Regular Meeting Minutes

January 19, 2022 7:00 P.M.

Remote meeting via Zoom

[www.amstonlake.org](http://www.amstonlake.org)

## A. Call to Order

The meeting was called to order at 7:00 p.m.

## B. Roll Call of Officers and Directors

Present: F. Hoisl, A. Connor, L. Bowen, A. Fichtel, J. Greenfield, T. LaMontagne, K. Patterson. Absent: B. Pelegano, T. Nixon.

## C. Approval of Previous Meeting Minutes

Motion to approve the minutes from the December 15, 2021 meeting (A. Fichtel/K. Patterson), motion unanimously approved.

## D. Presentation of Correspondence

**F. Hoisl:** ALD attorney Adam Cohen responded to a question about whether repairs and maintenance for the private roads, located on the Lebanon side and owned by the District, are to be paid solely by Lebanon residents. His answer was that our Charter specifies that only Lebanon ALD residents are responsible for the private roads and it was not something that could easily be changed.

## E. Old Business – Discussion and Possible Action

1. Tree Management: There was discussion about the two lots with dead/dying ash trees that residents had alerted us to. F. Hoisl will visit the lot on Deepwood, as there is a greater risk of the trees damaging the homes next to it if they fell in a storm. J. Greenfield will contact the arborist to get an estimate, as we still have tree money remaining in the budget. The trees will be taken down and the wood left on the property, to save additional expenses. J. Greenfield reminded the board that an effort had been started to contact Eversource regarding the tree on Cove Road, as there was a risk of that tree taking out power lines if it fell.
2. Lake Manager: K. Patterson said that it was suggested to split the lake manager position into two roles – one overseeing lake health, and one a more administrative position, which is what is being pursued at this time. She recently emailed the directors a job description for comments. J. Greenfield recommends that the person should be an independent contractor and believes the next step should be to flesh out what we anticipate the compensation would be so that we have something concrete to present to the residents, knowing this might not happen until fiscal year 2023-24. A. Connor suggested a committee be formed to explore this further – F. Hoisl will coordinate with K. Patterson and A. Connor and anyone else who would like to join.

## F. Task List and Action Items

F. Hoisl went over the task list, and asked all the directors to submit their initial budgets for fiscal year 2022-23 to A. Connor by the end of February in preparation for the annual meeting in May.

## **G. Recognition of Guests, Residents, and Property Owners**

There were no guests or residents requesting recognition.

## **H. Receive President's Report**

F. Hoisl attended the Lebanon Board of Selectmen ARPA (American Rescue Plan Act) disbursement meeting. The town is having monthly meetings for residents to suggest ways to put the money to use. One objective the town has identified is to invest in waste- and stormwater infrastructure. F. Hoisl attended on behalf of the Lebanon Amston Lake residents, and commented further about what Lake Health Committee members L. Parlin and J. Clark had presented at the prior meeting: asking the town to spend a portion of the money on improving stormwater management at the lake. Lebanon ALD storm drains don't have sumps and as a result stormwater goes directly into the lake. The projects and money must be committed to by December 31, 2024 and completed by 2026. As president of the District, he will continue to attend these meetings. J. Greenfield suggested that the District send out email blasts asking Lebanon ALD residents to also attend as the number of ALD property owners is not an insignificant percentage of owners in the town of Lebanon. It might be helpful to have additional voices make the case for spending some of this money at the lake.

## **I. Receive Treasurer's and Tax Collector's Reports**

1. A. Connor reported that the Tax Collector's report has been posted to the website, showing December's collections rather quiet – January is typically the larger collection month, with the second installment of taxes being paid. 2. The Treasurer's report has also been posted to the website. She responded to a question from a resident, asking why it says revenue is over budget by \$71,470 on page 7 of the report. She explained that the ALD set the budget to lose money (take in less than we are going to spend); however, we've actually taken in more (to date) than we are going to spend. Therefore if we have a positive net revenue, when we've budgeted a negative net revenue, we arrive at \$71K over where we're supposed to be. This will change shortly as we start spending money for snow removal and the spring and summer bills. Additionally, collections will be lower in the spring. 3. The IRS has confirmed receipt of the subcontractor 1099's that were submitted electronically. Printed 1099's were mailed to the rest of the subcontractors earlier this month.

## **J. Consider and Act Upon Standing and Special Committees' Reports**

1. Lake Health: 1. F. Hoisl reported that water testing for the season has been completed. 2. The committee has not completed their review of the resident request for a benthic mat installation. They are working on creating a decision tree for the board so that they have enough information to make a decision on this matter. 3. Six Lebanon residences are still not connected to the sewers and the town will now turn these over to their attorney for non-compliance.
2. Dams: 1. F. Hoisl reported that there are two dam projects – one is to replace the large stones that reinforce the berm on the Main dam, and the other is to replace the overpass at the Duck Pond dam. Both projects are approximately the same cost, and he recommends funding the Main dam project in the next fiscal year, and the Duck Pond dam project the following year. 2. We have not yet received

the dam report from engineer Karl Acimovic.

3. Beaches and ROWs: 1. The minutes of their January meeting are on the website.  
2. T. Nixon was not at the meeting but committee member M. Dagon reported again that the wall next to the Francis ROW is collapsing into the lake. F. Hoisl said he had notified the property owners and he would check again to see if it had deteriorated since the last time he looked at it.
4. Security, Boats: 1. T. LaMontagne has created a form that residents can fill out online to apply for lake passes. We will also still have a form that can be printed off of the website. A. Fichtel asked if there is a master list of taxpayers so that he can check the registrations to see if they are actually residents. A. Connor said the ALD tax collector should have the grand list for each town. K. Patterson asked if there was a map of all the properties in the District, which would help in this effort. L. Bowen will work to incorporate this form onto the website.  
3. Several boats were removed from the beaches and ROWs this fall for being there past November 1 or for not having current stickers. Four of the boats were somewhat identifiable by old stickers, but since we have no phone numbers or email addresses, the owners will be sent a letter asking them to remove their boats by a date certain. There are six other boats that have no identification at all and will be added to the auction, which the District will try to hold earlier in the season this year, when more people are likely to purchase a boat.
5. Lebanon Roads: B. Pelegano was not at the meeting so there was no report.
6. Communications: 1. L. Bowen said she met with our web consultant last month to make some changes to the website, and has another meeting with him scheduled for tomorrow. 2. She noted that the Lake Health Committee minutes referred to doing email blasts with "general guidance" for homeowners and suggested that this would be a good time of year to send this type of information out.

#### **K. New Business - Discussion and Possible Action**

A. Connor stated that she will not be seeking another term on the board at the May annual meeting, ending her involvement in accounting with the District after 18 years. She will be available for several months after her term ends to help with the transition to the new treasurer. T. LaMontagne will also not be seeking another term. F. Hoisl will be seeking another term. K. Patterson joined the board in 2021 via a vote of the other directors and will need to be nominated and elected by the residents to remain on the board.

#### **L. Prepare Agenda for Next Meeting**

Nothing to add at this time.

#### **M. Adjournment**

Motion to adjourn (A. Connor/K. Patterson) passed unanimously at 8:43 p.m.

Respectfully submitted by,

Liz Bowen, Clerk  
Amston Lake District

Please refer to subsequent meeting minutes for approval of these minutes and any corrections hereto.