

AMSTON LAKE DISTRICT

Board of Directors Regular Meeting Minutes

June 16, 2021 7:00 P.M.

Remote meeting via Zoom

www.amstonlake.org

A. Call to Order

The meeting was called to order at 7:02 p.m.

B. Roll Call of Officers and Directors

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

C. Approval of Previous Meeting Minutes

Motion to approve the minutes from the May 19, 2021 meeting (A. Fichtel/B. Pelegano) unanimously approved.

F. Hoisl introduced resident Karen Patterson, who is interested in joining the board for the seat that will be open beginning July 1. The board will vote later in the meeting under new business.

D. Presentation of Correspondence

L. Bowen: 1. Resident reported that Wentworth Septic was pumping water from the lake into their truck. He asked them to stop and reported them to Lebanon's 1st selectman. 2. Notice was sent to a resident informing him that tying up his pontoon boat with a bungee cord is not acceptable and could result in loss of privileges. 3. L. Bowen was cc'd on a letter from a resident to the Hebron Fire Marshall about another resident burning without a permit and throwing a four-foot tree trunk into the lake. 4. Email from the president of the ALA, frustrated with the lack of communication from the ALD. He suggested that the Amston Lake District (ALD) partner with the Amston Lake Association (ALA) on a welcome package for new lake residents. His view is that ALD's website and email blasts are not providing enough information to the residents.

A. Connor: 5. Received a court bankruptcy notice on behalf of an ALD resident and forwarded it to the ALD Tax Collector. **F. Hoisl:** 6. Received an email from a homeowner asking about ADA compliance (to be discussed later in the meeting). 7. Received a resident inquiry about an abundance of algae near H-11. The email was forwarded to the Lake Health Committee. 8. F. Hoisl contacted the DEEP to set up an appointment to learn about the process for bacteria testing at the beaches, now that Chatham Health is no longer testing Main Beach. 9. Aquatic Ecosystem Research (AER) is coming to the clubhouse on Saturday, June 26 at 3 p.m. to answer residents' questions. 10. Resident offered to donate two lots on Deepwood Drive in Lebanon to the District. 11. Resident asked about security for the ROWs.

E. Old Business – Discussion and Possible Action

None.

F. Task List and Action Items

1. F. Hoisl reviewed the next few months of tasks to be completed, highlighting: updating the website with new board members, tax bills being sent out and due in July,

getting ready for road contract and snow removal, and brush clearing at the dam.

G. Recognition of Guests, Residents, and Property Owners

Cindy Matejek, 36 Cove Road, Lebanon. She is looking for accommodations at Main beach for her husband under the ADA. F. Hoisl will meet with her to establish a reasonable accommodation.

H. Receive President's Report

F. Hoisl thanked everyone for their contributions in pulling together the annual meeting where the budget was approved and the officers re-elected. He reported that we have 10 beach pass checkers and thanked the ALD residents for being supportive of this effort. The system seems to be working so far, and he encouraged people to contact him if they have any feedback or suggestions.

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

1. A. Connor reported that the May report posted to the website had a page that had not been updated, so she would have the correction reposted in a few days. 2. She's received quite a few invoices already for June and has processed the first payments to the beach pass checkers. 3. The ALD insurance renewal has been processed for a premium of \$8,981, including terrorism coverage, which is a small increase over this year's premium of \$8,903. 4. We have switched insurance brokers to Wentworth-D'Angelis. 5. The approved budget for FY 2022 has been posted to the website. 6. ALD will probably collect more revenue than projected in the current fiscal year – the surplus will be used to fund costs next year as was approved at the annual meeting. 7. She encouraged the boat inspectors to submit their invoices for payment before the end of the fiscal year. 8. The Tax Collector's report has been posted to the website and A. Connor is working with ALD Tax Collector Eileen Curtin to find out why their numbers are slightly off.

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

1. Lake Health: 1. F. Hoisl reported that the committee is continuing to do water quality and deep water testing. 2. A resident has reported algae in the area of H-11, which the committee is monitoring. AER will be at the lake at 3:00 on Saturday, June 26 and that will be a good time to talk about the algae and how it compares to other lakes. All are welcome to attend. 3. Minutes for the June committee meeting are on the website and everyone is encouraged to read them.
2. Beaches and ROWs: 1. T. Nixon summarized the activities of the committee and encouraged everyone to read the minutes of the June meeting, which are on the website. 2. The committee would like small "no smoking" signs placed under the red signs at all the beaches and ROWs. T. LaMontagne will look into getting two small temporary signs to attach to the tables at the beaches where people are checking in.
3. Security, Boats: 1. A. Fichtel said that there are five boats still unclaimed from last fall, and will probably make arrangements for another online boat auction soon. 2. Now that boat stickers have been sent to all residents that have

requested them, he will work with the beaches and ROWs stewards to place the red "Warning!" stickers on boats that have no tags.

4. Lebanon Roads: 1. B. Pelegano stated that there are no repairs planned for the Lebanon roads at this time. 2. Our snow removal contractor agreed to hold his price for three years, and this being the third year, B. Pelegano suggested we use the same contractor again.
5. Communications: 1. L. Bowen sent four eblasts since the last meeting and received several responses to the eblast about the smoking ordinance change. Some asked about how it was going to be enforced. 2. We don't have the original Word document of the ordinances, so a few residents have been helping to recreate them from scratch and add the change so that they can be posted to the website. 3. A. Connor, K. Patterson and T. Nixon offered to help L. Bowen with the newsletter.

K. New Business - Discussion and Possible Action

1. Board vacancy – Karen Patterson, 113 Deepwood Drive, Hebron, introduced herself and expressed interest in joining the board. According to ALD bylaws, the board may appoint a new director to serve until the next annual meeting, at which time the director will have to be elected by the residents if they wish to continue on. Motion to elect Karen Patterson for a one-year term beginning July 1, 2021 (B. Pelegano/A. Fichtel) was unanimously approved.
2. Winter anchors for docks – Dockmaster D. Arnold noticed that the chains holding the docks and the markers for sunken island are wearing out and may be in need of repair. A. Fichtel will pull them at some point and see what kind of condition everything is in. B. Pelegano offered assistance.
3. Welcome package collaboration with ALA – President of the ALA John Matra says there is confusion about what ALD does vs. ALA, so he is proposing putting together a joint welcome package for new residents. Discussion ensued. T. LaMontagne will work with J. Matra and present their ideas to the full Board.
4. In-person meetings – F. Hoisl would like to determine when the board would feel comfortable getting back to in-person meetings. There is now wifi at the clubhouse, so there is an opportunity to do hybrid meetings in the future. The topic will be revisited later this summer.
5. Land donation from resident – F. Hoisl reported that a resident is offering to donate to the ALD two lots between 365 and 373 Deepwood Drive in Lebanon. B. Pelegano suggested that F. Hoisl send additional information about the property to the board so that it can be discussed at the July meeting. A. Connor will look up the tax revenue that ALD will be losing from the resident as well as the taxes that ALD would now owe on a yearly basis to the town of Lebanon. It's possible that the land could be deemed wetlands, thus lowering the tax bill.

Although not on the agenda, the board received an application to add sand to the property at 310 Deepwood Drive in Lebanon, so it was added to new business for discussion.

6. F. Hoisl notified the residents at 310 Deepwood Drive in Lebanon that the ALD was

aware of piles of sand delivered to their property, although the residents said that the sand was not supposed to be delivered that close to the water. The residents received notice from the town Inland Wetlands Commission regarding placing material within 100 feet of the lake without a permit. The owners have now sent an application to the board to add sand to their property. Discussion ensued about the effects of adding sand anywhere near the lake. Motion to deny the homeowner's application to spread the sand on their property (A. Fichtel/L. Bowen), four directors voted in favor, two directors voted against, and the motion to deny their application was approved.

L. Prepare Agenda for Next Meeting

Nothing further to add at this time.

M. Adjournment

Motion to adjourn (L. Bowen/T. LaMontagne) passed unanimously at 9:04 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.