



Monthly Meeting
6:00pm 10/19/2021

In Attendance: Joe McGraw, Ruth Burke, John Foff, Frank Kane, Maggie Mariotti and Alison McHale

Financials – Frank Kane

AR, Balance, Check Detail, P&L

- Frank Kane reported on overdue accounts – a strategy was discussed to follow up on these
- Women's Club will put in a proposal for the new generator at the Community Center

Rules & Regs.

- Commons – there are 15 Commons on the lakes – 8 on Big Lake and 7 on Little Lake. Most are 40-50-60 feet wide
- We should let owners on each side of the commons know about WHERE the lines are so that they are AWARE of any infringements
- Perch Commons is CLOSED – we are in the process of restoring the commons to its natural state. NC Outdoor is going to take the existing crushed stone from the lakefront to fill in the ruts at the top of the property. Wall and the fire pit will be removed and placed on the Barletta property. The grill had already been moved around Labor Day.
- John Foff posted each Commons for Policies and Procedures.
- Work is also being done in front of the Loftus' and Safko property to remediate a water flow issue. We are removing the beaver dam in the big lake – permission to go on to the Dempsey property was procured. The dock is coming out on the Ice House Commons.
- Boats without stickers left on the Commons will be removed in November and left at volleyball field
- Commons are intended for lake access only
- Non-members at beach house or on commons must have a member In Good Standing present in our community
Dogs must be leashed in common areas – Dogs are not allowed in season at the Beach House

- Board has instituted a Moratorium on “New” Docks on any of the commons

Environment - Ruth Burke and Alison McHale will report

- Environmental Water Quality Monitoring and Enforcement – professionally monitored by Dan Farnham. Weekly testing is done per state rules
- Stickers – they should be put on docks as well as cars, boats
- trimming – Restoration of Club owned land – starting in mid-October
- Cattails in Big Lake (Phosphorus from Fertilizers and Urine), North American Pond Weed – the Big Lake has been treated – Alison is managing this project
- Beavers - the beavers were trapped, and we are working on removing the huts on the Big Lake next week
- Christmas Tree disposal on/in lakes is prohibited
- Barb Giavagnoli reported we are eligible for free tree plantings through a state program in the Spring of 2022. We will notify members when they become available.

Roads – Joe McGraw

- Roads – Tar n Chip – 2021/22
- There will be another round of patching in late October/November
- S-Turn Project - Status of Project – Reuther Bowen – Major Project for 2022 – permits are in place. This will take up a big part of our road budget. In the process of getting quotes
- Ditch alignment project on East Shore Drive
- Leaf removal set for November – NC put in a quote for \$8600.00 = we need a time frame start/stop

Security

- Routine Patrols - request for \$3,500/ yr. budget - security officer will be required to take classes at LJC
- House number Identification Signs must be installed by all homeowners. Cost \$20.00.
- State police will be on the buses and will be targeting offenders – need signage that it IS a bus stop
- Notification to contractors/vendors instructing them about speed limits and entrances to the lake

New Business

- A WIFI system was put in place here at the Community Center – Maggie Mariotti will send out an email with the password for members. It will handle up to 75 users in 5000 square feet
 - 2 Lifeguard chairs – Unanimously voted to get the chairs
 - Winter CC use and Insurance
 - O&D Elections 2022 – nominations will be done in June – All positions are open for reelection
 - Mauri Rafalko approached the board to ask about the Club's insurance policy for social events. She found a company that charged \$200/event for \$1,000,000.00 with a \$2,000,000.00 aggregate.
 - This year, Mauri and Peter Cosgrove have set up “music nights” on 11/6/21, 1/22/22, 2/26/22 and 4/23/22. They will keep a roster of guests so that we can determine how many of the lake members are regularly attending.
 - The Board agreed to put in \$300.00 to help offset the additional insurance necessary – \$100 per event for the 2022 scheduled nights. Going forward, Frank said that we will need to work on a line item for social events in to the annual budget at the January meeting.
 - Exclusions on our policy will be determined
 - Do we need to increase the dues to cover the capital projects in the next few years – discussion ensued.
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- Meeting Adjourned at 8:30
 - Next Meeting, November 9th, 7:00pm
By Zoom