

HIDDEN LAKE ASSOCIATION
Regular Monthly Meeting
June 28, 2017
APPROVED MINUTES

OPENING:

President Jay Cassella called the regular monthly Board meeting of the Hidden Lake Association to order at 7:09 p.m. on Wednesday, June 28th, 2017 at Burr Hill Elementary School.

BOARD MEMBERS PRESENT:

Jay Cassella, President
Dale Fiore, Vice President
Alan Stokke, Treasurer
Charlene Baulski, Tax Collector
Scott Sherman, Board Member (Term Expires 2020)
Carmela Della Mura, Recording Secretary

BOARD MEMBERS ABSENT:

Laura Jenner, Past President
Lloyd Pearson (Term Expires 2018)
Sheri Berger, Board Member (Term Expires 2019)

ASSOCIATION MEMBERS PRESENT:

William Mattenfis
Cynthia Porriello
Vanessa Lenart
Eleanor Porriello
Phil Porriello
Hollie Rose
Jean Cassella

A. APPROVAL OF MINUTES:

The minutes of the April 26th, 2017 monthly meeting were reviewed, and were approved and will be posted on the HLA website. Motion to Approve the Minutes was made by Scott Sherman and seconded. So moved.

B. TREASURER'S REPORT:

Alan Stokke explained the line items on the budget for the months of April and May, and explained the bills paid for those months. There was a Motion to Accept the Treasurer's Reports for both April and May made by Dale Fiore and seconded by Charlene Baulski.

C. TAX COLLECTOR REPORT:

Charlene Baulski reported that the Town of Haddam would not be able to supply the HLA 2016 Grand List Extract until after July 1. After discussion, it was decided to go with a delayed tax bill mailing and to publish a notice regarding this on our website.

Dale asked Charlene to send him a list of all properties that are late on paying their taxes, and Charlene will forward this information to the Board.

Charlene wanted to correct the amount reported collected for taxes that she stated at the May annual meeting. She reported \$55,690.81 collected in tax revenue, but since that meeting there was a bad check in the amount of \$295.74 and wanted to report the new balance collected as \$55,395.07.

D. SEPTIC REPORT:

Celeste Benoit was not present. She did report to the Board that there are 3 septic tanks that have not been pumped for 2016. The president will need to send out notices to these residents, per the by-laws, informing them that fines will begin to accrue. Jay requested addresses for these 3 residents.

Celeste has 30 septic systems to be pumped for 2017, and letters are ready to be sent out on July 1, 2017.

Cynthia Porriello reported that she did see the Cahill Septic Company around Hidden Lake on Tuesday, and Jay said he would talk to Cahill to see what was done.

E. ROAD COMMITTEE:

No committee. Jay Cassella and Cindy Porriello looked over the roads around the lake and made a map and took pictures of problem areas. There was discussion regarding chip sealing vs. cut and patching. Scott and Jay will contact companies to get suggestions for repairs and compare bids. They will ask companies to inspect the roads, give their recommendations and Scott and Jay will report findings to the Board at the next meeting.

Alan mentioned that Comer Company was the contractor in the past, as that is the company that works in the Killingworth/Haddam area. Dale suggested speaking with Dalton Construction.

F. LAKE REPORT:

LAKE REPORT: Jay reviewed the 2017 contract with Solitude, which was signed in April in the amount of \$2,090. Considering the last treatment done by this company, which was unsatisfactory – they had to come back twice - Jay wondered why we chose to stay with them. Jay was wondering if this year's contract was valid, as he said the contract should be signed by the President, Vice President, or Treasurer, but this contract was signed by our Lake

Committee, which may make the contract invalid. Jay was wondering if the \$250 paid for permits was transferrable to a new company if we chose to change companies.

Scott Sherman said that the past treatments by Lycott were good, and were done by using an airboat, which made it easier to treat the coves. Solitude came with a motorboat and they couldn't treat the coves as well because of the shallow water and stumps in the cove.

Pre-inspection reports were discussed and while the Solitude contract stated we would receive one, we have not as of date. The dates suggested for certain treatments of different problems have passed, and with no pre-inspection report and suggestion of treatment as to what is growing, the company is not following its contract. Scott mentioned that the lily pads should be treated when they bloom in July.

Dale and Jay had discussions with the Pond Connection, not knowing the Solitude contract had been signed. As we have no information as to what work Solitude was considering, it was impossible to compare the two companies.

At previous Association meetings, talk of having someone from Solitude attend our meeting to talk with us never happened. Jay said that there was mention of a \$500 post inspection fee supposedly paid to Solitude in one of the monthly minutes, and Alan will check to see if that was paid. In the contract, post inspection was included in the contract that was signed, and not an extra expense.

Jay will call Solitude to see if the contract is valid. Jay suggested a vote via email based on the outcome of his discussion with Solitude concerning their pre-inspection and treatment.

Scott suggested having Solitude finish treatment this year and next year look for a new company. Also it was suggested asking Solitude to use an airboat and not a motorboat if we decide to stay with Solitude.

Scott did report that the lake is in very good condition.

DAM REPORT: Lloyd Pearson not present.

G. BY-LAW COMMITTEE:

No report. By-law Committee still needed.

H. AUDIT COMMITTEE:

Sheri Berger was not present.

I. WEB REPORT:

WEBSITE: Alan Stokke has been away and there was nothing new to report.

FACEBOOK: No report.

J. SPECIAL PROJECTS:

Jay Cassella read a letter from Hidden Lake resident Anthony Grandazzo from 10 East Shore Drive. The resident reported that when the water table is high, his lawn is flooded. Scott Sherman reported pipes being filled in that area and pipes broken. The drain installed by the resident was above grade and is not working. It was reported that part of that area is wetlands and Jay reported that water leaks across to this residents ditch, then to the road. Jay said that the water then moves slowly going toward this resident's lawn.

The drain was cleaned out at one point. Alan reported that he had previously spoken to Jim Puska, then Public Works Officer regarding this problem starting further down East Shore Drive, and was told that no permits would be required to do this job.

Charlene said that her husband would be in touch with Jay regarding this as he has some information about this project that might help.

Jay said he would take care of this project.

OLD BUSINESS:

There was mention of the septic project recently done by a resident on West Shore Drive. The road was dug up and then replaced, but the dug up area is not smooth and this will be one of the problems that will be reviewed by the different road companies when we get bids. The resident will be responsible for any further work done in that strip of road.

There was discussion again regarding the abandoned boats on the beaches. Some residents have taken it upon themselves to take away the boats that are rotting. Jean Cassella stated that the State gives out labels to put on the boats to identify owners as an option.

Someone questioned why some of these projects weren't acted on before. The recording secretary stated that no resident stepped up to take on these projects, and the Board was in the process of considering hiring a management company to help get these projects done.

Jay will get a letter out to go along with the tax bills to notify residents to remove their boats by a certain date or they will be taken away, and also, he will ask residents how they want to receive notification of meetings.

There was a discussion regarding the causeway. Alan reported that he met with the First Selectwoman, and the Town Public Works Officer, and expressed our concern about not raising the road more than 1 to 2 inches. Alan asked our engineer, Carl Asimovic what his opinion was and if it's okay with him that the road is raised up 2", it will be okay with the Board.

It was reported that the causeway is that low as it is considered a natural spillway for the "100 year storm", but the causeway overflows often. The Town wants to pave the road as soon as possible, as the Town wants this work done during the calendar year, as opposed to the fiscal year. The problem with the height of the road is holding up the project.

Alan will call Carl Asimovic to get his opinion.

There was thought to be an agreement with the Town made years ago to keep the causeway at this height, but the file cannot be found.

Phil Porriello suggested we monitor the causeway work so it stays at its present height, using benchmarks just to make sure.

NEW BUSINESS:

Resident Vanessa Lenart wanted to make sure that the snowplow contractor knows of her house on Hilltop Road, as during a snowstorm last winter, she had to notify the Association that her house was not plowed out. The snowplow did come back and clean up.

Charlene Baulski mentioned that the mailboxes need attention. More mailboxes need to be added and as the post office has height restrictions, someone has to look into how to do this. Jay will get in touch with someone to deal with this issue.

AT 8:56 P.M. A MOTION TO ADJOURN WAS MADE AND SECONDED. THE REGULAR MONTHLY BOARD MEETING OF THE HIDDEN LAKE ASSOCIATION HELD ON JUNE 28TH, 2017 WAS ADJOURNED.

THE NEXT REGULAR MEETING OF THE HIDDEN LAKE ASSOCIATION WILL BE HELD ON WEDNESDAY, JULY 26TH, 2017 AT 7:00 P.M. AT THE RESIDENCE AT 37 EAST SHORE DRIVE.

Respectfully submitted,
Carmela Della Mura
Recording Secretary