

HIDDEN LAKE ASSOCIATION
Regular Monthly Meeting
November 27, 2017
APPROVED MINUTES

OPENING:

President Jay Cassella called the regular monthly Board meeting of the Hidden Lake Association to order at 7:02 p.m. on Monday, November 27th, 2017 at Burr Hill Elementary School in Haddam.

BOARD MEMBERS PRESENT:

Jay Cassella, President
Alan Stokke, Treasurer
Charlene Baulski, Tax Collector
Carolyn Chalifoux, Interim Board Member
Cindy Porriello, Interim Board Member
Sheri Berger, Board Member (Term Expires 2019)
Carmela Della Mura, Recording Secretary

BOARD MEMBERS ABSENT:

Laura Jenner, Past President
Dale Fiore, Vice President

ASSOCIATION MEMBERS PRESENT:

| | |
|-------------------|----------------|
| Phil Porriello | Peter Lombardo |
| Mary Arnold | Teresa Resnick |
| Eleanor Porriello | Barry Hoberman |
| Lori-Ann Hoberman | John Lazzeri |
| Brian Polak | |

A. APPROVAL OF MINUTES:

The minutes of the October 30th, 2017 monthly meeting were reviewed, corrected, and approved and will be posted on the HLA website. A Motion to Approve the Minutes was

made by Cindy Porriello and seconded by Alan Stokke. Motion passed. So ordered.

B. TREASURER'S REPORT:

Alan Stokke explained revenue received and checks paid out and there was a Motion to Accept the Treasurer's Report made by Carmela Della Mura and seconded by Sheri Berger. Motion passed. So ordered.

C. TAX COLLECTOR REPORT:

Charlene Baulski reported tax revenue received was \$51,210.27. Alan asked Charlene what the expected revenue is going to be and requested Charlene to bring that information to the next meeting. Charlene reported she had answered some online questions that were asked re taxes. There was a Motion to accept the Tax Collector's Report made by Cindy Porriello and seconded by Sheri Berger. Motion passed. So moved.

D. SEPTIC REPORT:

Anthony Grandozzo was not present but did report to Jay that there are 29 septic tanks on the cleaning list and 28 have been done. Only 14 Beach Road needs to be done and Anthony will supply Cahill Company with a diagram as to where the septic tank is on that property. Alan will need a new list of septic tanks to be cleaned that should be posted on the website. There was a Motion to accept the Septic Report made by Carmela Della Mura and the motion was seconded. Motion passed. So moved.

E. ROAD COMMITTEE:

Jay requested a volunteer step up to head the Road Committee, but no one volunteered.

A copy of the road report was distributed and read by Jay Cassella. See attached. Jay thanked Brian Polak for clearing he had done on West Shore Drive.

Jay reported that A&L tree service gave us an estimate to clear a huge tree on West Shore Drive Beach. There's a majority of the tree broken off, and part of the trunk is still standing. A&L will cut that branch, take down the standing trunk. Also included is tree removal at the dam of two beech trees, one of which was suggested by the State to be removed, but it was found the tree suggested to come down is holding up the second tree, so both have to be removed and hopefully this work will be done before Christmas.

Jay suggested a Road Line Item for chip sealing for all roads in next year's budget. Jay suggested that Cross Road be added to the plowing work and road maintenance. Alan explained to Jay the history of the roads in that area, stating that a past resident on Cross Road wanted that street upgraded and did so at his own expense, adding drainage and gravel. Jay was not aware that this resident did all the work on his own. But this is not a street that is maintained by the Association per by-laws.

The former resident, Jack Church, had made a motion at the annual meeting in 2010 to have this street maintained and plowed. At the time it was decided that plowing and maintaining this road by the Association would require a survey and an upgrade to comply with the road standards of the Town of Haddam and this motion was tabled at the 2010 annual meeting.

Jay wondered if that would be a one-way road.

Teresa Resnick produced a map, explaining the issues on West Shore Drive, Fairview and Cross Road. Alan stated that the Board fixing these roads would set a precedent for developing paper roads which have been on the map since 1939 and not slated to be maintained by the Association. Alan further asked who would pay for all this work to be done.

Jay told Teresa that they would discuss this area at a later date. Jay would come to that area and see what the issues are there.

Phil Porriello stated Shore Drive is chip sealed, not paved.

F. LAKE REPORT:

Jay Cassella read the Lake Report. See attached. Also attached to the Lake Report are prices for machinery needed to work on the lake and for stump removal. Jay asked for a Motion for reimbursement of \$990 for the weed and stump removal barge he is working with; \$910 expenditure for the Winter Stump Pulling equipment.

Jay moved for a motion for reimbursement and for allocating money to purchase the equipment described for winter lake projects. There was no motion made as to reimbursement, as members of the Board felt that the normal procedure to obtain machinery, tools, etc., is to first have had a motion passed to obtain this equipment before purchasing. Jay moved for a motion to purchase the equipment for winter lake projects. No board member made a motion for this as well. Both issues were tabled. Jay stated that he would bring up this issue again in the future to be reimbursed for this equipment and for the allocation of funds for equipment.

Alan Stokke stated that the president cannot be the head of a committee. Jay wondered why it was ok for the president to report on the roads and other committees but not the lake committee. No explanation was given.

Lori-Ann Hoberman expressed her frustration and anger with the Board for not motioning for both the reimbursement issue and for the allocation of funds to purchase equipment for winter lake projects.

DAM COMMITTEE:

Jim Kearney not present. Phil Porriello did mention that he himself last worked on the dam years past and the work that needs to be done now - the bulkhead work and left corner of the dam - could be repaired by himself and Jay. Phil estimated the cost of the epoxy to be around \$100.00.

G. BY-LAW COMMITTEE:

No report.

H. AUDIT COMMITTEE:

No report. Sheri waiting for information from the Tax Collector.

I. WEB REPORT:

WEBSITE: Alan Stokke stated the website was up to date. It is posted on the website that there is a blue Pelican paddleboat that washed up on West Shore Drive and it was hoped that the owner would come forward and claim it.

FACEBOOK: No report.

J. SPECIAL PROJECTS:

None.

OLD BUSINESS:

None.

NEW BUSINESS:

There was discussion about a strip of road across West Shore Drive, which was dug out to install a new septic tank for a resident and had been repaved by the resident. The strip of road had caved in and had to be repaired by the construction company hired by the Association. It cost \$400 to repair that strip of road, and the resident is responsible to pay that amount to the Association, as discussed at the July 31st HLA monthly meeting.

There was an issue with the road on East Shore right before First Avenue that needs work and possibly two catch basins replaced. There are cones in place to make residents aware of the issue in that area. Jay suggested a guardrail for safety be installed and it was reported that a permit would not be needed for this work. Jay was concerned about Lakepoint eroding.

An email from a resident on East Shore Drive described a problem at the intersection of East Shore Drive and Third Avenue. Jay will look into this.

Phil stated that the road on the causeway was paved a little closer to the East Shore mailboxes for easier access to the mailboxes.

Alan reported that on the left side of West Shore Beach, riprap needs to be installed. No permit will be required until the work gets closer to the lake in which case the Inlands/Wetlands Commission would have to get involved.

New neighbors on East Shore Drive asked about canoes and kayaks just sitting on the beach and Jay explained that we are in the process of supplying stickers to residents to try and find the owners of boats left behind and this will be taken care of in the future. Also, the resident reported trees hanging over his home that need to be removed. Sheri explained to the resident that last year the Association had hired a tree company to check around the lake for trees that needed to be removed or trimmed on all Association property and the tree work on Association property was done. Jay reported that if the trees are on the resident's property, the resident is responsible to remove them, not the Association.

Teresa Resnick discussed Short Road, which runs between her two properties, and her wish to purchase that street which is about 30' x 200'. She also discussed trees that she feels are on the Association property that hang over her driveway that the Association should remove and she provided a map to explain where the trees were. Jay explained that he has already walked through that area, and the trees are on Teresa's property and are her responsibility, but did tell her that he will again visit her property and they can discuss the tree issue. Teresa had gotten an estimate from York Tree Company and their estimate is \$1,000 to remove the trees.

Jay provided Alan with a census letter from the U.S. Department of Commerce and Alan would take care of that.

AT 8:20 P.M. A MOTION TO ADJOURN WAS MADE AND SECONDED. THE REGULAR MONTHLY BOARD MEETING OF THE HIDDEN LAKE ASSOCIATION HELD ON NOVEMBER 27,th, 2017 WAS ADJOURNED.

THE NEXT REGULAR MEETING OF THE HIDDEN LAKE ASSOCIATION WILL BE HELD ON MONDAY, JANUARY 29TH, 2018 AT 7:00 P.M. THE BURR HILL ELEMENTARY SCHOOL LIBRARY.

Respectfully submitted,
Carmela Della Mura,
Recording Secretary

Road report

All roads have been repaired. I believe everyone should be satisfied with the project.

Gratitude should be given to Brian Polek for continuing the clearing of road side brush and debris. Brian has been working on the West Shore Drive side. More needs to be done which means more volunteers are needed.

An estimate from A&L Tree Experts, for the tree removal at the dam and on West Shore beach is attached. It is recommended, these trees need removal.

The road committee recommends a budgeted line item for chipsealing of all roads in 2018. This recommendation should include Fairview Road from West Shore Drive to Cross Road. It is also recommended that this section of road also be added to the plowing and maintenance.

ESTIMATE
Fully Licensed & Insured
Tree Removal Specialist

- Bucket Trucks
- Log Truck
- Bobcat
- Stump Grinding
- Land Clearing
- Brush Chipping



024245

208 Neck Road
Madison, Connecticut 06443
(203) 245-8733 or (860) 663-1762
FAX (203) 318-8701
aandtreeexperts@gmail.com
Richard Anderson
CT. Licensed Arborist #62697



Name Hidden Lake Assoc. Date 11/9/17
Residence _____ Home Phone _____
Job Address _____ Work Phone Jay Casella (860) 388-752

| DESCRIPTION | COST |
|--|--------------|
| <input checked="" type="checkbox"/> Chip All Brush <input type="checkbox"/> Leave Chips <input checked="" type="checkbox"/> Remove Chips <input type="checkbox"/> Scatter Chips <input checked="" type="checkbox"/> Leave Wood 18"-20" <input type="checkbox"/> Other Length <input checked="" type="checkbox"/> Cut Stumps Low <input type="checkbox"/> Remove Wood <input type="checkbox"/> 4"-8" Stump Grinding - Leave Grindings OR <input type="checkbox"/> Grindings Removed | |
| ① Remove 2 Beech trees near dam | 1100 - |
| ② Remove fallen white oak along access to West Beach off west shore rd. Including standing trunk | 700 - |
| ★ All Prices above subject to CT Sales Tax ★ | |
| CHARGES: In consideration of the services provided, to begin on <u>3-4 weeks or sooner</u> (date), at the above address, the purchaser agrees to pay the sum of (1) _____ Dollars. A deposit of _____ Dollars or (2) _____ Dollars per hour or fraction thereof is required by _____ (date). If the Purchaser does not send such deposit and a signed copy of this agreement to the contractor by the above date, this agreement is null and void and the contractor shall be available to others for hire. | Sub Total |
| | CT Sales Tax |
| | Total |
| | Deposit |
| | Balance |

X Customer agrees to all terms on front and back _____ Signature

Lake Report

Winter projects are planned such as perimeter lake bottom clearing. The cleaning of the shoreline, such as overgrown tree limbs removed and raking of any natural debris that may be lurking along the exposed lake bottom. This needs to be done by volunteers in areas where no members reside as well as being aggressively encourage to be done by the lake front owners themselves.

Stump removal is one aspect of the clean up we can do over the winter by apply a chain or rope from one stump to another with a simple come-along and putting pressure between the two until one lets loose. This has been proven to work in the past and can work again.. This needs to be done by volunteers in areas where no members reside as well as being aggressively encourage to be done by the lake front owners themselves. Winter does not need to be an idle time when it comes to lake preservation.

There is some equipment needed to do some of this work. Please see the attached list for the cost of this items

Reimbursement to Jay Cassella for the materials and the barge being used to pull stumps and weeds needs to be discussed. This barge has been proven to work and I am confident that with the members we have on board in way of this lake committee and the association members who have and continue to volunteer, this barge will be used for future excavation and harvesting.

Dam report

The valve at the dam continues to be open. It is flowing slowly to allow for the paving of Hidden Lake. The valve is to be opened wider on November 30th to the depth that allow as much of the shoreline perimeter to have exposed approximately 25 feet of lake bottom.

The brush and weeds have been cleared. It is recommended the bill be paid for this project

1/27/2017

Shopping Cart | Northern Tool + Equipment

Congratulations! Your order qualifies for a free \$50 gift card!

\$294 more to upgrade to a free \$100 gift card. See gift card rewards + details



NORTHERN
TOOL + EQUIPMENT

NorthernTool.com | 1-800-221-0516 |

Ready for Checkout

10 Items


Product Total

Product Discount

Order Subtotal

Shipping To Massachusetts

Delivery Estimate


 **Roughneck High Carbon Steel Skidding Tong** — 32in. Jaw Opening
Item# 30563

Thu, Nov 30 - Mon, Dec 4
In Stock Online [Update](#)

~~\$69.99~~
\$59.99

Save \$10.00

[Remove](#) | [Save For Later](#)


 **WARN 12 Volt DC Powered Electric Utility Winch** — 4000-Lb. Capacity, Galvanized Steel Wire, Model# Warn 4000 DC
Item# 44191

Mon, Dec 4 - Mon, Dec 11
Backordered Online [Update](#)


~~\$249.99~~
\$274.99

Save \$45.00

[Remove](#) | [Save For Later](#)

 Replacement Plan — 1 Year for \$34.99


[Add to Cart](#) | [See Plan Benefits](#)

 **Endurance Marine Low-Stretch Nylon Winch Rope** — 150ft. L x 1/2in. Dia., 2000-lb. Pulling Capacity, Model# ETL150
Item# 44774

Mon, Dec 4 - Wed, Dec 6
Factory Shipped [Update](#)

\$99.99

[Remove](#) | [Save For Later](#)


 **FREE SHIPPING — Curt Manufacturing Winch Mount, Model# 31010**
Item# 142701

Thu, Nov 30 - Mon, Dec 4
In Stock Online [Update](#)

\$69.99

Free Shipping

[Remove](#) | [Save For Later](#)


 **Roughneck Come-Along Double Gear Hand Cable Puller** — 4-Ton Capacity
Item# 23110

Thu, Nov 30 - Mon, Dec 4
In Stock Online [Update](#)

~~\$49.99 ea.~~
~~\$44.99 ea.~~
\$89.98

Save \$6.00 ea.

[Remove](#) | [Save For Later](#)

 **Highland Reflective Tow Strap with Hooks** — 2in. x 30ft., 10,000-Lb. Capacity
Item# 331795

Thu, Nov 30 - Mon, Dec 4
In Stock Online [Update](#)

~~\$27.99 ea.~~
\$111.96

[Remove](#) | [Save For Later](#)

Items will be saved in your Cart for 60 days. To save items longer, [sign-in](#) or [create an account](#).

Weed and stump removal barge

| Description | Expenses | 2017 | 2018 Cost |
|-------------------------------------|-----------------|---------------|-----------------|
| Floating docks | \$500.00 | | |
| lumber (tripod) | \$30.00 | | |
| Hoist | N/C | Donated usage | \$170.00 |
| Logging tongs | \$80.00 | | |
| Motors | N/C | Donated usage | \$400.00 |
| Batteries | N/C | Donated usage | \$250.00 |
| Additional lumber | \$120.00 | | |
| Hardware (Brackets, fasteners, Etc) | \$140.00 | | |
| | | | |
| Total | \$990.00 | Total | \$770.00 |

Winter stump pulling

| | | |
|------------------------------|-----------------|-------------------|
| Estimated cost for equipment | \$710.00 | See attached list |
| Approved overage | \$200.00 | |
| | | |
| Total | \$910.00 | |