

MINUTES
MEETING OF BOARD OF DIRECTORS
THREE LAKES COUNCIL

May 14, 2015

A meeting of the Board of Directors of the Three Lakes Council was held on May 14, 2015 at 7:30 PM at the home of Jean and Paul Lewis.

Present were:

Janet Andersen, President, and Two Lake Club representative

Peter Gross, Vice president

John Lemke, Treasurer, and Lake Waccabuc Association representative

Jean Lewis, Secretary

Joe Tansey, Lake Oscaleta Association and Fishing Committee chair

Ron Tetelman, Lakeside Association representative

Ellen Bailey, Perch Bay Association representative

Alayne Vlachos, South Shore Association representative

Darrell Alfieri, Waccabuc Country Club representative

Fred Cowles, Delegate-at-Large (joined at 8:30 pm)

Paul Lewis, Lake Preservation Committee chair

Jan Andersen opened the meeting at 7:40 PM.

Long Pond Preserve - Jan reported that much background work has been done by Ellen Bailey, John Lemke and the Executive Committee in preparation for the proposed transfer of Long Pond Preserve from The Nature Conservancy (TNC) to the Three Lakes Council.

- A survey of the property boundaries that are shared with neighbors was completed last fall, and 3LC members walked the survey points. Knowing the precise location of side boundaries will help to avoid boundary disputes with neighbors. The survey also established that the information kiosk is not located on Preserve property and will have to be moved.
- Matt Levy of TNC has addressed an issue with a neighbor regarding debris dumped on Preserve property.
- We will declare a minimal dollar value for the Preserve, and write a memo to file with our rationale.
- We will obtain Title Insurance as recommended by our lawyer and by TNC.

Ellen Bailey said that due diligence has been done, and recommended Board approval of a resolution, as modified by Peter Gross and counsel, which authorizes 3LC to continue negotiations, to accept the property, and for the President to sign the agreements. Joe Tansey made the motion, Ron Tetelman seconded, and the motion passed with unanimous approval.

Jan reported that a draft deed is expected from TNC within the next few days.

Beaver Committee – Peter Gross reported that Clive Jones of the Cary Institute will make a site visit within the next few weeks to assess our beaver situation. He expects Mr. Jones to assess the number of beavers in the channel, the extent to

which we can support the beaver population, and to assess the longer term ecological impact of beaver activity.

Though some in the community have requested a vote, Jan explained that the Executive Committee and the Beaver Committee feel a vote is not a viable option since we base decisions on facts and science rather than public sentiment, and there is no consensus on exactly what the vote would be about, how it would be conducted, or who would be eligible to vote. The board agreed.

Petrucelli - Jan reported that Mr. Petrucelli applied to the County Department of Health (DOH) for approval of a new septic system for a smaller house, but she doesn't know whether the DOH has taken any action. Jan also reported that it is unclear whether the County had recorded the subdivision of the Petrucelli lot, and described what she had learned about the process.

In February 2015, Mr. Petrucelli filed a suit against Harold Rosenbaum claiming that a drainpipe from Mr. Rosenbaum's property created the wetland on Mr. Petrucelli's property - even though wetlands experts refuted this claim at Planning Board hearings. Mr. Rosenbaum's homeowner's insurance will provide legal representation in this matter.

Membership Committee - Jan thanked Doug Houseman and Ellen Bailey for assembling the Welcome Packets that are now available for distribution within each lake association. To obtain packets, Board members should email Doug at dhousman9@gmail.com. She also thanked Doug for the membership mailing, and said that responses are starting to arrive.

Financial Report - Jan reported that the 3LC 990 tax submission and the CHAR 500 were filed. John Lemke reported that, including the BEEP fund, we have a comfortable fund balance.

In light of our bank balance, we discussed whether and how the money should be invested. Since the Board is trustee for donated money, consensus was that if it should be handled in a way that poses no risk to the principle, and in a way that preserves liquidity. Peter Gross has drafted a conservative investment policy, which includes the guidance that any gifts of stock should be promptly liquidated. Ellen Bailey moved that the executive committee should approve and enact an investment policy, subject to a three year policy review. Paul Lewis seconded the motion and it received unanimous approval.

Joe Tansey expressed his opinion that since we have accumulated funds, we should be spending some of it on additional projects. We commented that we have many potential projects, however we lack volunteers and people to manage them. Projects discussed included dredging at the Waccabuc end of the channel, conducting a drone plant survey, issuing new boat stickers and identification stickers for floats, and paying for more invasive species surveys.

Ellen recommended generating a project list to be prioritized by the Board. Jan asked the board to email her with project suggestions and requested that each

suggestion include a rough estimate of costs and resource needs, and also identify the board member responsible for managing the project.

New board member. When Fred Cowles arrived, Jan introduced and welcomed our new At-Large director.

Website Update - Jan said that she would like to put the website on a new platform, and Peter Gross suggested that someone be hired to do this. Ellen Bailey moved that up to \$10,000 be approved for website revision, Joe Tansey seconded, and the motion was unanimously approved.

Communications and Facebook – Jan reviewed our current communications, which include a newsletter, the website, the google group, and postcards. She said that she feels that Facebook communication would appeal to our younger residents. She expressed concern about how to manage comments, and said that a variety of settings could be set to manage access. She asked for board approval to proceed with this project, and the board agreed. Peter suggested that the person working on the website could also set up a Facebook account that would suit our purposes.

Fishing Report – Joe Tansey reported that fish stocking will take place within the next 3-4 weeks and he will communicate the date to residents.

Newsletter – Jan said that all articles should be ready by the end of May:

Joe Tansey – Fishing Report

Treasurer's Report – John Lemke

Beaver Update – Peter Gross

The board doesn't want any public discussion of the Long Pond transfer until it is finalized. We hope to complete this in time for the newsletter, but may have to prepare two versions and print one. The newsletter should be in the mail by the end of June. Jan asked for photos that can be used in the newsletter.

Suggested newsletter articles included a Water Chestnut / invasive species report, why aquariums should not be dumped into the lakes, and how to properly clean boats before bringing them into our lakes.

Regional Lake Association conferences – Jan reported that the FOLA regional conference will be held on July 24th at China Lake, and the NALMS conference will be held in November in Saratoga, in case lake associations want to publicize these to their members.

The Annual Meeting/Picnic will be held on August 1st. Jan thanked Kelley Housman for agreeing to serve as our picnic organizer again, and Ron for continuing to coordinate the cooking.

With thanks to all for their participation, the meeting was adjourned at 9:10 PM.

Respectfully submitted,
Jean Lewis, Secretary