

AMSTON LAKE DISTRICT

Board of Directors Regular Meeting Minutes

January 21, 2026 7:00 P.M.

Zoom and ALA Clubhouse, 16 Wood Acres Rd, Amston, CT

A. Call to Order

The meeting was called to order at 7:05 p.m.

B. Roll Call of Officers and Directors

Present: B. Pelegano, K. Patterson, L. Bowen, J. Caines, J. Greenfield, J. Arpin, T. Nixon, C. Rockoff., K. Rustico.

C. Recognition of Guests, Residents, and Property Owners

James Bennett, 61 Deepwood Drive, Lebanon: He believes the device located at 44 Deepwood Drive, Lebanon is an aerator, and not a bubbler. He provided some photos showing the open water created by the device, extending beyond the owner's property, and creating what he believes to be unsafe conditions. He further stated that the ALD ordinances provide non-waterfront owners with access to the lake via the beaches and ROWs, and this isn't possible where there is open water. He is not against the use of the devices, he would just like the ALD to regulate them. He understands that the device had been inspected by two board members, but questioned if it had been approved by the board. B. Pelegano stated that it had not been approved prior to installation, and will be discussed later in the meeting.

Brenda Bennett, 61 Deepwood Drive, Lebanon: She and her husband live directly across from Manion ROW and believe that the ROW is for all the public to use and is concerned about the obstruction from 44 Deepwood. She said that open water from the bubbler extends beyond the owner's properties, beyond the ROW, and even into the next property. Citing her past work experience with the Town of Lebanon Inland Wetlands Commission and Planning and Zoning, she believes that the Amston Lake District, as the owners of the lake, were obligated to apply for a permit before this device was installed.

D. Approval of Previous Meeting Minutes

Motion to approve the minutes from the December 17, 2025 regular board meeting (K. Patterson/J. Arpin), approved without objection.

E. Presentation of Correspondence

K. Patterson: Received a letter from the DEEP informing the District that the Main Dam is due for an inspection in 2026. As chair of the Dam Committee, she was already aware of this and it will be discussed under her committee report.

F. Old Business – Discussion and Possible Action

1. ROW Surveys: B. Pelegano is going to discuss the issue with ALD attorney Adam Cohen, and asked to table this item until the February board meeting, when it can be discussed in executive session.
2. Board of Director Duties: B. Pelegano reported that all duties have been assigned, with the exception of boat inspector coordinator. He will reach out to current boat inspectors A. Fichtel and J. Delisle to see if they would be willing to volunteer. If we need additional boat inspectors, an email blast will be sent in the spring.
3. Dock De-Icers/Bubblers: B. Pelegano said he had previously spoken to the Lebanon Town Planner, who informed him that a permit was not necessary. When B. Pelegano inspected the property, the open water did not extend much beyond the owner's property, and there were ice fishermen who used the ROW to access the ice. He also contacted the ALD attorney, who said there is no statutory concern regarding bubblers. Discussion ensued. It was generally agreed that a procedure for homeowners

requesting to install these devices should be formalized, as is done with benthic mats.

4. Hebron Sewer Blockage: J. Arpin will be attending the next Hebron WPCA meeting. It was agreed among the board members that if the WPCA alerts us to blockages in the system, the ALD will use our email blast system to notify residents in the District.

G. Task List and Action Items

B. Pelegano went over the task list, highlighting items such as mailing out the 1099's (they will be out by the end of the week), booking the Douglas library for the annual meeting (will also be done by the end of the week), and asking for initial individual committee budgets to be sent to B. Pelegano and J. Caines by the end of February.

H. Receive President's Report

B. Pelegano ceded his time.

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

Treasurer J. Caines reported on the December financials as well as the fiscal year-to-date numbers, which are posted on the website. The ALD has collected 66.5% of Hebron current taxes, as well as 68.3% of Lebanon current taxes, on par with previous years, and the bulk of the remainder will be shown in the January financials, when the second half of the payments are due.

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

1. Long-Term Financial Planning: Chair K. Patterson had nothing new to report.
2. Lake Health: 1. Chair J. Arpin reported that on Saturday, June 6 at 10 AM at the ALD clubhouse, the Connecticut Agricultural Experiment Station (CAES) will be doing a presentation on the lake inspection they did last year. He is trying to schedule the yearly GZA presentation for June as well. 2. The CT Federation of Lakes is having a hydrilla webinar on January 27 that anyone can attend.
3. Lake Usage: B. Pelegano reported that committee chair F. Hoisl has scheduled a meeting for February 12.
4. Dams: 1. Chair K. Patterson reported that the committee will be sending the updated Emergency Action Plan (EAP) to the DEEP shortly. The final version will be posted to the website. 2. K. Patterson and J. Arpin check the dam once per month, but will also be doing the first of their quarterly inspections on February 21 at 10 AM, with the entire committee and anyone else that would like to attend. 3. The committee will be working on obtaining quotes to inspect the Main Dam, as well as getting a second opinion on the Duck Pond Dam. 4. An email blast will soon be sent to District residents, offering Community Emergency Response Team (CERT) training by the town of Hebron, which would be useful in case of a dam failure. The training would require a minimum signup of 10 people, with a maximum of 20, and is open to ALD residents as well as non-residents. Once there is a list of interested people, the training will be scheduled.
5. Docks: 1. Chair J. Caines reported that the committee met in December and January, and the minutes will be posted to the website. They have received two dock quotes – one configuration is for eight 20' boats and two 15' or less boats. The committee is going to review the quotes and present two or three proposals for the board to consider at the March board meeting. If a proposal is approved by the board, the expenditure would have to be approved by the residents at a special meeting, or at the annual meeting in May. 2. T. Nixon reported that the date for the dock lottery has been set for March 20, and new documents have been posted to the website.

6. Beaches and ROWs, Boats: 1. Chair T. Nixon reported that the Beaches and ROWs Committee meetings will resume in March. 2. K. Patterson reported that the first lake pass distribution date is April 18, with two dates each in May and June. She will be meeting with D. Ciarfella and L. Bowen to plan for this year's email notifications and website modifications.
7. Beach Pass Checkers: Chair J. Greenfield had nothing new to report.
8. Lebanon Roads: B. Pelegano reported that a few snow plowing events had occurred since the last meeting, with another big storm expected this coming weekend.
9. Communications: L. Bowen asked the other directors to contact her before they solicit or submit articles for the newsletter, to help avoid duplication. She also asked for recommendations for a cost-effective printer, to replace Copies Plus More, which ceased operations this past year. The quotes she has gotten so far are more than double what we had been paying.

K. New Business – Discussion and Possible Action

There was no new business to discuss at this time.

L. Prepare Agenda for Next Meeting

Keep ROW surveys, add new procedures for dock de-icers/bubblers.

M. Adjournment

Motion to adjourn (K. Rustico/J. Caines) passed unanimously at 8:07 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.