AMSTON LAKE DISTRICT

Board of Directors Regular Meeting Minutes
October 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 7:00 p.m.

B. **Roll Call of Officers and Directors**
Present: K. Patterson, L. Bowen, J. Caines, J. Arpin, A. Fichtel, J. Greenfield, T. Nixon, C. Rockoff.
Absent: B. Pelegano

C. **Recognition of Guests, Residents, and Property Owners**
No attendees asked to be recognized.

D. **Approval of Previous Meeting Minutes**
Motion to approve the minutes from the September 16, 2026 regular board meeting (J. Caines/J. Arpin) approved without objection.

E. **Presentation of Correspondence**
L. Bowen: 1. Several emails from residents and board members regarding items found in the lake. After an email blast, all items were successfully returned to the rightful owners. 2. Email from ALA requesting to install and monitor a live lit Christmas tree on Main Beach from late November through New Year's. The request was unanimously approved via email over the last week. **J. Arpin:** 1. Email from Robert Smith with information about Connecticut Aquatic Invasive Species grants. J. Arpin responded that the committee reviews the requirements for the grants each year, and as soon as they believe that the ALD might qualify, they will submit an application.

F. **Old Business – Discussion and Possible Action**
1. Ordinance Violation Resolution, 322 Deepwood, Lebanon: The owner was fined for launching a boat from his own property. The boat was subsequently removed and inspected at the Main Beach boat launch, and the owner agreed to pay the fine.
2. Resident Request for Plan of Action for Coves: K. Patterson said after they receive the report from Solitude, the Lake Usage Committee would look at the resident's request and begin to make recommendations.

G. **Task List and Action Items**
K. Patterson went over the task list for October and November, including the beaches and ROWs fall cleanup, email blasts with reminders for residents, ALD dock winterization, and fall culvert cleaning on the Lebanon roads. J. Arpin will begin removing weir boards from the dam this weekend to lower the lake level for the winter.

H. **Receive President's Report**
1. K. Patterson said that President B. Pelegano reported that his meeting with the attorney for one of the properties adjacent to the Elsmere ROW got postponed, but has not yet been rescheduled.

I. **Receive Treasurer's and Tax Collector's Reports**
1. Treasurer J. Caines summarized the tax collector's report. She has received several inquiries about the development off of Hillcrest in Hebron, and whether or not any of the properties will be in the Amston

Lake District. K. Patterson has done some research at the town hall on this and will try to answer any questions. 2. J. Caines reviewed the September financials, which are posted on the website.

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

1. Long-Term Financial Planning: 1. Chair K. Patterson reported that the committee met on October 6, and the next meeting is scheduled for December 2, after which they will have some recommendations for the board. 2. L. Bowen inquired about the recommendation from GZA for riprap that was reported in their meeting minutes; a large installation of riprap was done at the dams several years ago. J. Arpin explained that the recommendation was for the spillway and for a part of the Duck Pond dam – neither of which were worked on last time. 3. L. Bowen asked at what point the dock fees earned in excess of annual maintenance will stop being contributed to the Dock Fund? J. Caines said that at some point the excess will go back into the General Fund, but that was a decision for down the road.

2. Lake Health: 1. Chair J. Arpin reported GZA issued their latest report and it is linked on the Lake Health web page. 2. The latest deepwater sampling took place on October 15 and the miniDOT system was removed. 3. He met and shared information with Patrick White, who studies dams in Connecticut.

   J. Arpin would like to be able to tell the residents when the committees are meeting and wondered what the requirements are for issuing committee meeting minutes. K. Patterson said the next Long-Term Financial Planning meeting is December 2. Lake Health meets monthly on the second Thursday; the next meeting is November 12. L. Bowen said she could put the regular meeting dates on the committee pages of the website. J. Caines asked if residents who were not members of the committee could attend the meetings; K. Patterson will check the bylaws after the meeting.

3. Lake Usage: B. Pelegano was not at the meeting but reported earlier that the committee is still waiting for the report from Solitude.

4. Dams: Chair K. Patterson stated that they are expecting that the report summarizing the inspection of both the Main and Duck Pond Dams will be available soon.

5. Docks: 1. Chair J. Caines stated that he is planning on scheduling a meeting for January, 2027. Items they will be discussing include potential benthic barrier layouts and the possibility of a permanent lottery vs. the annual one held currently. They will also be attempting to reach a consensus about the number of boat slips that makes sense for this lake. There were approximately 30 boats that were launched at the Main Beach launch that were not lakefront owners. 2. The Main and Lollipop docks will be floated out this weekend.

6. Beaches and ROWs, Boats: 1. Chair T. Nixon reported that they will be doing a walkaround with the contractor this weekend to see what needs to be done this fall. 2. A new boat rack will be installed at Ryan Terrace ROW after November 1. 3. The fall cleanup is scheduled for Saturday, November 21, with a rain date of November 22. 4. The committee is working on a plan to replace the large white signs at both Main and Lollipop Beach. It will no longer have a picture of the lake, but will be in three parts so that if we did want to add one later, it could be done. They will send a mock-up of the sign to the board for approval prior to ordering. 5. A. Fichtel believes that many of the current boat racks need to be renovated, and that additional racks at Francis and Meadowbrook ROWs are needed. He believes the ROW at Francis needs to be opened up and said the surveyor can re-install the boundary

pins that were removed.

7. Beach Pass Checkers: Chair J. Greenfield had nothing new to report.

8. Lebanon Roads: K. Patterson reported that our contractor promptly removed tree limbs and brush after the recent heavy rains. They have also repaired all the potholes.

9. Communications: L. Bowen had nothing additional to report.

K. **New Business – Discussion and Possible Action**

1. Suggestion to Rename Berglund Property: Since the property has been owned by the ALD and referred to as "the Berglund property" for almost 25 years, the board agreed that it would be confusing to rename it. Generally it is referred to as "the Berglund property (the green across from Main Beach)" on the website, in email blasts, and in meeting minutes.
2. Possible Ordinance Violation: It was reported that there were grass and leaf clippings covering the water in front of a property recently. It was very still on the lake at the time, so the clippings had likely not blown there from another property, but were seemingly blown into the water by the contractor that had just finished mowing the lawn. K. Patterson spoke with the owner, who immediately spoke with the landscaper to ensure that it never happens again. L. Bowen will send out an email blast, reminding people to keep yard waste out of the lake and the storm drains. Since there was no actual proof or pictures of the violation, it was agreed that a fine would not be levied.

L. **Prepare Agenda for Next Meeting**

A. Fichtel asked that we add a discussion about the Connecticut Water properties in the District that they are abandoning.

M. **Adjournment**

Motion to adjourn (J. Greenfield/A. Fichtel) passed unanimously at 8:06 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.