**LEE MANOR ASSOCIATION**

**Board Meeting**

**Lifelong Learning Room – On-Line, Scranton Library**

**6:00 pm to 7:30pm Monday March 18, 2024**

**MINUTES**

**Board Members in Attendance: P. Fleming, A. Skroly, J. Fumex, S. Burk, B. Walczak, ( Virtual: B. Treado,) Absent: T. Peterson, P. Smith, P. Brandi**

**Homeowners attending: K. Reilley, Sean Heenan, Kris Wallace, Dave Cella, Jill Metz, Joe Contessa**

Meeting Start: 6:00pm

* President Remarks – P. Fleming
* Welcome

1. Agenda review

* Beach – S. Burk/A. Skroly
* New beach rules sign revealed. Installation at time of beach clean-up.
* Beach Clean-up May 11 @ 9:00am, weather permitting. RAZOR Landscape to complete, primarily larger logs.
* New marsh plantings, native flowers and grasses. S. Burk to purchase. Appox, 500 dollars. Will contact association when ready to plant, March-April.
* S. Burk and D. Cella prepared a draft “SOP” for Toffee pump with pictures. Will laminate and attached to pump. Prepare operation video with possible link to website for reviewing.
* LMA Maintenance – P. Fleming
* Few fence posts need repair on LMA. J. Fumex to contact fence person.
* Several homeowner’s pumping water into streets. Resulting in safety issues when freezing. Item# 22 of LMA Ordinances stipulates that ”*on-going discharge running into LMA streets must be contained withing the owners property*”. The board is to issue letter to homes that are discharging water to street.
* Sanitrol was out to clean drains on Lee Way and Toffee. Board supports recommendation for Sanitrol to come out twice a year.
* LMA road repairs needed. P Fleming to reach out to “John” to see if will provide quote.
* Possible road referendum in May annual meeting for total re-paving. Looking for “champion” to carry torch. Involves substantial time.
* Asphalt contractor (Atwater) contacted and roads reviewed with P. Fleming and A. Skroly to identify immediate patch needs, address long term road plan and obtain quote.
* Budget
* One outstanding homeowner has not paid dues. J. Fumex reviewed options with town. Board agreed time to issue lien for unpaid dues. Attorney will need to be retained at a cost.
* Discussed budget forecast from previous year presented by B. Walczak. LMA to present again at annual meeting. Addresses regular increases of cost in LMA operation.
* Beach Pipe
* Board discussed marsh pipe and its contribution to flood control, the beach erosion in vicinity of pipe, appearance of pipe and ownership of lands where pipe sits.
* P. Fleming to make introduction between B. Miller and B. Walczak for further discussion of matters related to pipe.
* P. Fleming to look into DEEP resources for input into overall conditions.
* Suggestions offered in meeting to drain stormwater directly to LI sound. Quick look at pretreatment requirements for such an option will be explored to verify if remotely feasible.

**Next Meeting Scheduled for Monday April 22nd 6:00pm to 7:30 pm**

**Scranton Library Lifelong Learning Room**