

## Minutes of the Stony Creek Association – Executive Board Meeting November 2, 2021

**Call to order:** A meeting of the Stony Creek Association Executive Board was called to order at 7:00 p.m. on Tuesday November 2, 2021, via Zoom by Mark Richter.

**Present:** Mark Richter - President, Katina Gionteris – Secretary, Alison Bromage, Harlan Fichtenholtz, Nick Fischer – Tax Collector, Emma Barnes, Brian Love – Treasurer, Stephen Palumbo Jr., Tina Burne, Courtney Rosenberg, Ellen Page, Matt Milano

**Absent:** Amy Bloom, Greg Ames – Auditor, Hannah Purdy – Clerk

**Public:** 1

**Minutes:** A motion was made by Steve Palumbo Jr., seconded by Emma Barnes and unanimously approved to accept the minutes as written from the 10/5/2021 meeting.

### Treasurer's report

- Treasurer Brian Love presented the treasurers report for the month. The cash on hand after paying the bills in the checking account is \$18,317.68. The Cash on hand in CDs is \$30,394.18 for total assets of \$48,711.86.
- There was a motion to approve the treasurers report for audit by Steve and Harlan Fichtenholtz, seconded by Emma Barnes. All were in favor to accept the report for audit.
- Bills submitted this month total \$100 for the PO box.
- There was a motion made by Steve Palumbo Jr. and seconded by Emma Barnes to approve paying the bills as presented by Brian Love. All were in favor.

**Tax collector's report:** Nick Fischer reported that 99% of the taxes have been collected for the year.

### Legal & Zoning

- Report from Ellen Page:
  - The variances for 4 Three Elms Rd. were granted: [https://www.branford-ct.gov/sites/default/files/field/files-docs-agenda-minutes/zba\\_agenda\\_october\\_19\\_2021.pdf](https://www.branford-ct.gov/sites/default/files/field/files-docs-agenda-minutes/zba_agenda_october_19_2021.pdf)
    - “21/9 – 3. ALMR LLC/David D'-Atri, Owner, 4 Three Elms Road, (J9-9-12 R-2) Var. Sec. 3.4.A – Line 5: increase in area (height) of a nonconforming structure within the front set back onto an addition that was approved by a previously granted variance. A Narrow Street setback of 23.5 feet applies to this property. The proposed features include a balcony on the western facing side of the building, a gable over that balcony on the roof and a dormer on the eastern facing side of the roof.”
  - For 3 Three Elms Rd. variance was denied.
- 16 Halls Point Rd.

- Matt Milano reported that there were a number of roads with permit applications Flying Point, 11 Prospect Hill Rd. HVAC and electrical permits, 41 Brainard Rd., 4 School St. HVAC, 8 School St. renovation, 30 Howd Ave. renovations and electrical.

### **Police and traffic**

- Steve Palumbo Jr. spoke with Gary Zielinski at public works. All the street lines have been marked out from the 4 corners to Buena Vista. As soon as Steve Palumbo knows the dates of street painting, he will report back.

### **Maintenance**

- Emma Barnes reported that the library has added a sign in the back about not allowing dogs to poop in that there.
- Alison Bromage talked to Alice at the library and will add signage. The maintenance committee would like to ask if the town could put another trash can/bin in the general area around the library. Courtney Rosenberg will look into ordering another trash can with doors and all the different parts needed including a cover/ring to keep the birds out.
- Nick Fischer will remove the beach buoys this week.
- Courtney Rosenberg reported that the porto-pottys will be removed on November 14<sup>th</sup> and they are still on the maintenance schedule until they are removed.
- The landscape contractor will be doing a final clean up of the following areas before Nov. 30<sup>th</sup>: Madeira Park, Bayview Park, Stony Creek Museum, Trolley Ball field and the Willoughby Wallace Library.
- The two sink holes in Madeira Park by the sea wall will be remedied including excavation, fill, backfill and seeded.
- Courtney Rosenberg is contacting Gary Zielinski to see if the garbage cans can be sandblasted.
- There is a tree in Madiera park that died and needs to be replaced. The hope is to replace the tree in the spring. Courtney Rosenberg also noticed yesterday that one of the signs for the beach was removed and was on the sidewalk by the garbage. She will request public works puts the sign back in the ground
- Courtney Rosenberg will check with Sandy Fischer and Alex Paluzzi to see if the benches for Bayview Park were ordered or not.
- Discussion will be had with Darren Collins for regular clean up of the strip of grass by Bowhay down past the underpass and the area/wall on the left of the part as well as the overgrowth on Leetes Island Rd across from Watrous Ave.

### **Charter Review Committee**

- Harlan Fichtenholtz reported that the Charter Review Committee has voted on a draft of the Charter. They plan to send out the draft out by the end of the week.
- The Committee plans to have a Special Meeting of the Stony Creek Association on November 16<sup>th</sup> at 7:00 PM via Zoom to present the draft of the charter and recommendations of the Committee to the general public.

- You can review proposed changes here: [Charter Review – The Stony Creek Association \(sca-ct.org\)](https://www.sca-ct.org/charter-review)
- At the meeting, the Charter Review Committee will take feedback from the public. After the feedback is addressed by the committee, it will be sent to the Stony Creek Association Executive Board for feedback. There are more steps to the charter revision process which will be explained at the meeting:
  - Meeting ID: 837 5024 1930
  - Password: 595159
  - [Link:](https://us02web.zoom.us/j/83750241930?pwd=WWJaWFlixVDdvSmg1bHBQWlI2Q1k0QT09)  
<https://us02web.zoom.us/j/83750241930?pwd=WWJaWFlixVDdvSmg1bHBQWlI2Q1k0QT09>

**Nominating and election committee: No report**

**Old business**

- Stony Creek Day
  - The first meeting was held. The discussion was started about what Stony Creek day entails and what was done in the past. The next meeting will be held on Thursday November 4<sup>th</sup> at 7:00 at the Willoughby Wallace Library.
- Neighbors in need/welcome committee – nothing to report.

**New Business – None**

- Ted Els asked about a sign at the four corners for 146 and stated that it is misleading. Steve Palumbo Jr. will look into it.
- It was confirmed that the Stony Creek Christmas Pageant will be held on Saturday December 18<sup>th</sup> and the Christmas tree lighting will take place on Sunday December 5<sup>th</sup>.

Steve Palumbo Jr. motioned, Ellen Page seconded and all were in favor to adjourn the meeting. The meeting was adjourned at 7:41 PM.

Respectfully submitted,  
Katina Gionteris, Secretary  
Hannah Purdy, Clerk

Stony Creek Association Treasurer's Report  
10/04/21

**GENERAL FUND CHECKING ACCOUNT**

**Guilford Savings Bank #-----8105**

Cash on Hand General Fund (Checking )	October 1, 2021	\$18,517.68
PLUS		
Deposit tax receipts		
Deposit Town reimbursement		
LESS		
Bills approved for payment 8/3	October 4, 2021	(\$200.00)
Cash on Hand- checking	November 1, 2021	<u><u>\$18,317.68</u></u>

**CERTIFICATES OF DEPOSIT**

3 mo. CD maturing 11/25/2021		\$10,083.70
Interest .15%, .15%APY		
Interest to date		
14 mo. CD maturing 4/25/2021		\$20,310.48
Interest 1.24%, 1.25%APY		
Interest to date		
Cash on Hand- CDs	November 1, 2021	\$30,394.18
Total Assets Oct 4, 2021		\$48,711.86

<b>Funds Allocation-CDs</b>		opening balance	change	Current Mo.
Unallocated Funds	97.04%	30,394.18		30,394.18
Playground Fund	2.96%	926.49		926.49
Total	100%	\$31,320.67	0.00	\$31,320.67

# Stony Creek Association - Bills

Date: November 1, 2021

check #    account  
          code

1071 635	To: Stony Creek Post Office For: PO box for one year (10-31-22) 4 hrs. at \$50	\$100.00
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Total	\$100.00
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Approved by: \_\_\_\_\_ President