

Minutes of the Stony Creek Association – Executive Board Meeting August 1, 2023

Call to order: A meeting of the Stony Creek Association Executive Board was called to order at 7:00 p.m. on Tuesday August 1st, 2023 by Mark Richter at the Willoughby Wallace Memorial Library.

Present: Mark Richter – President, Dan Bullard, Harlan Fichtenholtz – Vice President, Brian Love – Treasurer, Katina Gionteris – Secretary, Courtney Rosenberg, Amy Bloom, Kate Waldron, Mark Gaynor, Matt Milano, Robin Tierney, Stephen Palumbo Jr

Absent: Tina Burne, Nick Fischer – Tax Collector

Public: 7

Minutes: A motion was made by Amy Bloom and seconded by Dan Bullard to accept the minutes with the following modifications for the 7/11/2023 meeting. All were in favor.

- A letter from Linda Reed sent to the SCA needs to be included in the minutes.

SCA Clerk, Vice President and Committee Assignments

- Legal and Zoning – Dan Bullard, Kate Waldron
- Police and Traffic – Steve Palumbo Jr., Tina Burne
- Maintenance – Courtney Rosenberg, Matt Milano, Robin Tierney
- By-Laws Committee – Harlan Fichtenholtz, Amy Bloom, Mark Richter, Linda Reed, Ted Ells
- Special Events – Matt Milano, Steve Palumbo Jr., Courtney Rosenberg
- Nominating and Elections – Dan Bullard, Amy Bloom, Mark Gaynor
- Clerk – Katina Gionteris is appointed Clerk on a temporary basis.
- Vice President – Courtney Rosenberg nominated Harlan Fichtenholtz as Vice President and Dan Bullard seconded. All were in favor.

Treasurer's report

- Brian Love presented the bills report for this month totaling \$4,314.59 listed below:
 - \$1080 to Jake Palluzzi for maintenance work performed in July
 - \$800 to Molly Martone for Madeira Park painting completed
 - \$1500 to Branfrod Land Trust as a donation
 - \$99.90 to dogpoopbags.com
 - \$300 to Kathleen DaRos for work as an election monitor
 - \$250 to Tanya Greenvall for work as an election monitor
 - \$150 to Dale Atkinson for work as an election monitor
 - \$34.69 to Brian Love for election printing
- Matt Milano motioned to pay the bills and Robin Tierney seconded. All were in favor.

- Brian Love read the treasurers report for the month. We began the month with \$43,373.05 cash on hand in the checking account. We paid bills in the amount of \$4,488.89 for the Association and ended the month of July with a total of \$37,634.46. Our 3 month certificate of deposit (CD) has \$10,142.52 and our 14 month CD has \$20,381.60. We have total combined assets of \$68,158.58.
- We received \$1,250 in donations for Stony Creek Day.
- A motion was made by Harlan Fichtenholtz and seconded Amy Bloom to forward the treasurers report for audit. All were in favor.

Tax collector's report

- No report.

Legal & Zoning

- Dan Bullard reported that there were not items from the Zoning Board of Appeals (ZBA) this month that were located in Stony Creek.
- Ted Ells reported that he had contacted Preservation Connecticut, the statewide historic preservation organization, to discuss the Stony Creek Village District and our concern that because the Stony Creek Architectural Review Board (SCARB) does not get to review an application for renovation or new building until after the Zoning Board of Appeals (ZBA) has acted often approving variances which enlarge the building. Preservation CT is willing to send a letter supporting our request for change of the zoning regulations. Ted also reported that he had discussed this problem with Town Planner, Harry Smith. Harry agreed to discuss with planning and zoning officials whether the staff could refer matters subject to review by SCARB to SCARB before being sent to the ZBA. Harry also suggested that SCARB could review ZBA agendas and if applications in Stony Creek are subject to SCARB review that SCARB review the application and submit to ZBA its recommendations before the ZBA hearing.
- Linda Reed, a member of the public, stated that the SCA would have to file an application to amend (the village district) in order to make this change. Members of SCARB are preparing the amendment. They will need the SCA to write a letter to submit.

Police and traffic

- Steve Palumbo Jr. reported that the traffic mirror at Watrous was taken out by a box truck.
- He and Mark Richter met with 1st Selectman Cosgrove about repairing the island in the Fire House parking lot, painting the fire house doors and the crosswalk at Watrous.
- They also discussed the trolley bridge. They are looking to redo the trolley bridge because it has some structural issues. The hope is to add a kayak launch in the new design to help alleviate some of the traffic issues at the boat launch. Harlan Fichtenholtz suggested that the association should consider using some of our funds to help this project depending on how much it costs. The town is applying for a grant related to increasing access to the water. There is currently a proposal and some ideas so hopefully as it moves forward the SCA will have some input into that. Mark Gaynor asked if we could request gates/fences to be put at the entrance rather than the boulders.
- Unk Daros stated that in the past a fully engineered design and the funds to add a kayak launch were ready but outcry from Westpoint Rd. stopped the project. Tracey Everson, a Branford Town

Representative from the 5th District, stated that the funds are in the town budget and on the project is on the town engineers radar.

Maintenance

- Courtney Rosenberg reported that the benches are painted at Madiera Park. She learned from the town that the side walk work won't happen until after Labor Day.
- She reported that Jake Palluzzi was concerned about the dumpsters down at the docks always overflowing. He called the company to request that they be emptied – which was done today. No one is sure who the second dumpster belongs to but she will check with Tyler Bowne, the town sustainability director.
- She reported that the town has changed the garbage cans so that they now all have liners to make them easier to empty and they are supposed to be emptied every day.
- Courtney Rosenberg would like to invite our town Representatives back to a meeting to discuss any projects going on. Peter Henschel is planning to attend our next meeting.
- She will ask Darren Collins to maintain the strip of land along the road at the bottom of Bowhay Hill which belongs to the town but never gets maintained that rather than keep requesting the town does it. Other places in town that need to be addressed:
 - The anchor at the memorial triangle will be taken care of by Steve Palumbo Jr.
 - Corner of Howd Ave and Leetes Island Rd.
 - Bottom of Bowhay Hill Rd. the brush prevents drivers from seeing oncoming traffic – Dan Bullard will discuss with owner.

By-Law Revision Committee

- Harlan Fichtenholtz reported that the next meeting will be on Zoom on August 14th at 7:00 PM.

Nominating and election committee

- No Report

Stony Creek Day committee

- The committee would like to hire a videographer, Colin Knapp from Tangible Planet Visual Media and recommended by Tim Barry. He would video for approximately 10 hours and create a finished recap video of the event filmed professionally with multiple cameras/focal lengths and drone footage. He will also send us all the unedited footage to use as we want.
- Courtney Rosenberg made a motion to request an additional \$1600 in funds to hire a professional videographer for Stony Creek Day. Amy Bloom seconded. All were in favor.
 - It was suggested that we invite BCTV to cover the day as well. In the archives, there is a film from 1975 that was done and maybe we could review.
- The committee needs more sponsors for Stony Creek Day.
- The new stage that the town purchased is too big for us to use. Steve Palumbo Jr. asked 1st Selectman Cosgrove if they have the old stage and if we can use it and store it ourselves. The board

of Selectman would have to agree. We can pick it up from its current location and put it together and make repairs if needed.

Town Representative Report – No report

Special Events Committee

- No report

Old business – No Report

- Farmers market - Clara Pagliaro found out that she has to apply to the town and then the health department to get permits. She will speak with Alex Palluzzi. Sundays would be good days to have the market since many farmers are obligated to other markets on Saturday. There are many vendors interested. We can ask the church to use their parking after services. The fire house and ball lot could also be used for parking. Signage would be important to direct people to parking. She will try to get high school kids involved to volunteer. We could also let other local churches know when they get out of church they can come down to the Farmers Market.

New Business

- Airbnb issue – A member of the public asked if we would have a policy about airbnbs. Harlan clarified that we are trying to figure out what we have the right to do given our charter and by-laws. There is no town of Branford policy regarding airbnbs. Their By-Laws committee meeting they will ask the lawyer what we are allowed to do.
- Tracey Everson stated concerns about construction vehicles at the docks parking there blocking things. She took pictures and sent them to the traffic committee. She is concerned that there is a safety concern that an ambulance or fire truck cannot get through. It will be discussed at the town's traffic committee meeting in September.
- There was a volleyball net at the beach. There is no one particularly in charge of enforcement. Members of the board can let people know if they are breaking the rules. We could also add another sign.
- The SCA needs information on information on how many tickets are being issued by the current law enforcement at the docks and around Stony Creek. We should talk about this in advance of next year and decide whether the SCA needs to hire an additional officer.

Harlan Fichtenholtz motioned, and Amy Bloom seconded to adjourn the meeting. All were in favor. The meeting was adjourned at 8:19PM.

Respectfully submitted,
Katina Gionteris, Clerk