



## **HAMMOND ACRES CLUB, INC.**

### **MINUTES OF THE ANNUAL MEETING**

### **August 7, 2021**

The Annual Meeting of the Hammond Acres Club was called to order at 7:06 after a quorum was reached.

President Gerry Glasser welcomed the members and introduce the Board Members who were present: Leah Glasser, Jon Sass, Jane Hillman, Peter Contuzzi, Don Patenaude, John Rooney and Margaret Wood.

Gerry recognized the passing this year of Jeffrey Robert, son of Lyne LaLiberte, and asked for prayers for Cheryl Cobb.

**New Members.** Gerry introduced and welcomed members who have joined since the last Annual meeting:

- Dan Berger and Laura Katz, 25 Lake Drive
- Louise Morse, 12 Cherry Road
- Barbara Rae, Lot 266, Pine Road
- Alexandra Snook and Edward Wray, 68 Hammond Circle
- Daniel and Dawn Monahan, 41 Pine Road
- Christiana Ulrich and Christina Sekaer, 28 Birch Road

**Minutes.** Members reviewed and voted unanimously to approve the Minutes (attached) of the prior year's meeting.

**Scam Update.** Gerry provided an update on the scam and the proposed resolution. He recapped what had happened: the former treasurer received request from an entity purporting to be Gerry. The former treasurer, without confirming the requests were from Gerry, and without following the Board's established process for presenting warrants for approval, wired \$41,298 via several transfers. When this was discovered in March, the Board alerted the State Police, who are continuing an investigation. In the meantime, the Board contacted Travelers, who provides the Director's and Officer's Insurance for the Club. Travelers initially rejected the claim and conveyed that they would defend the Treasurer. Peter Contuzzi, with Jon Sass's assistance, assembled material documenting the failure of the former Treasurer to follow the warrant requirements. An Ad Hoc Committee of members then filed a claim against the former Treasurer. Late in the past week, Travelers They have offered to settle for \$40,298K (the total less the \$1K deductible n the policy). Gerry proposed that members vote to approve the actions of the Ad Hoc Committee and to authorize the settlement. Tom Staltare made a motion to vote on this proposal, which was seconded by John Rooney. The motion was approved by acclamation. Gerry thanked the membership for their support and asked members of the Ad Hoc Committee to sign the release before leaving.

**Treasurer's Report.** Jon Sass presented the Treasurer's Report (attached). The Board asked Jon in March to become the acting Treasurer in March after the scam was discovered. John presented the attached budget for the coming year, noting that the resolution of the claim with Travelers means that the budget is in good shape for the current year. Jon noted that the Board has not yet decided whether to raise dues for the coming year. Members voted by acclamation to accept the Treasurer's report. Gerry thanked Jon for stepping back in.

A member asked if the Board has made any changes to prevent a future scam. Jon noted that there are rules in place that should have prevented the scam (the presentation of a warrant for Board approval prior to making any payment), but the former Treasurer did not follow these rules. Since this event the Board has restricted the account to prevent wires, and Jon is recommending to the Board that checks over a certain amount are co-signed.

**Election of Officers.** The following members were presented as nominated candidates for office:

For Treasurer: Michael Martin

For Vice President: John Rooney

For Clerk: Margaret Wood

Given that there was a single nomination for each position, members voted by acclamation to elect the proposed members to these position.

**Election of Board Members.** Six individuals were nominated for five open seats on the Board:

- Leah Glasser, current Board Member
- Alan Kirouac
- Katie Kirouac
- Charlie Lotspeich, current Board Member
- Daniel Monahan
- Dawn Monahan

The following discussion ensued:

- Daniel Monahan withdrew his nomination.
- Don Patenaude nominated Russ Gibson
- Each of the nominated members present said a few words about themselves and their interests. Daniel Monahan spoke on behalf of his wife Dawn, Margaret read a statement from Charlie Lotspeich.
- Gerry Glasser raised a question about whether Katie Kirouac was eligible to run. Peter Contuzzi referred to the By-Laws and concluded that the definition of members excluded Katie from eligibility (not a dues-paying owner). Peter Contuzzi asked for a show of hands as to whether members were interested in modifying the By-Laws to allow family members to run in the future: a proposal to change the By-Laws could be brought to the next Annual Meeting if there was sufficient interest.

Members voted via ballot and the following were elected to the Board: Leah, Alan, Charlie, Dawn and Russ.

**Volunteers.** Gerry thanked the many volunteers who help maintain the assets of the community, including outgoing Officer Jane Hillman and outgoing Board member Don Patenaude, and Tim Wright and Lyne LaLiberte, who resigned earlier this year.

**Dam Update.** John Rooney and engineer Dave Lenart presented a detailed presentation on the risk of not maintaining the dam, the conditions identified and what is proposed (a copy of the handout is attached). Following are highlights of the presentation:

- Dave Lenart has worked on the dam for many years: this is a continuation of his prior work. The dam is over 100 years old.
- From a regulatory perspective the dam is overseen by the Office of Dam Safety, which requires inspections every five years. There are currently five levels of condition: the Hammond Acres Dam is currently rated “Fair”: the goal of the current activities is to improve to “Satisfactory” and insure the durability of the dam. Should the dam ever fail inspection, the Office of Dam Safety can require the demolition of the dam at the owner’s expense.

Dave and John have begun the permitting process for the dam improvements (for more on the improvements, see attached). Dave is not yet able to present an update on the estimated cost of the dam repairs.

**Watershed Stewardship.** Steve Daiber spoke about the importance of active stewardship of Hammond Pond. He reminded members that in 2011 he discovered a bloom related to cyanobacteria: in the wake of this, a scientist from Westfield State came out to advise on water quality. Steve has continued to have an active role in monitoring water quality. He is seeking to re-establish a Watershed Committee to be involved in monitoring and managing water quality, including looking for invasives. A key concern is the possible introduction of Eurasian milfoil which is invasive (<https://www.mass.gov/doc/eurasion-milfoil/download>). He noted that Ashfield Lake, which is heavily contaminated with milfoil, was recently spending \$10K/year to “mow” the lake. Steve has been back in touch with Westfield State and they are interested in providing additional advising on water quality, but Steve needs volunteers to assist with this effort. Steve noted that all members can help with water quality by reducing the areas they mow. Fertilizer should not be used within HAC under any circumstances because it causes the growth of a variety of pond plants. Interested members who were not able to sign up at the meeting can contact Steve directly to join the Committee: his email is [redtrillium@icloud.com](mailto:redtrillium@icloud.com)

**Tree Stewardship.** Peter Contuzzi discussed the impact of Woolly Adelgid on hemlock trees around the pond (<https://ag.umass.edu/landscape/fact-sheets/hemlock-woolly-adelgid>). This parasite is impacted by cold winters: the recent warm winter means that it is spreading rapidly this year. It will kill a tree over 5-7 years if not treated. Peter will send around an email offering free inspection in the spring and the Board in considering undertaking treatment in the spring when it is most effective. There is an active Tree Stewardship committee who are tagging infected trees with orange tape: he asked that these tags be left in place.

**Rental Rules.** Peter noted that the short-term rental rules would be revisited at the next annual meeting.

**Pond Access.** Joe Silverman noted that the lake has gotten more popular and the beach and the Club owned access points have been getting much greater use. Joe is forming a committee to clean them up and to develop a proposal for additional amenities, such as a raft and/or docks. He recently circulated an online survey and many people responding were not aware that there were access points. Daniel Monahan noted that they were very hard to identify from the are not markup on the water. Interested members who were not able to sign up at the meeting can contact Joe directly to join the Committee: his email is [jsilverman@me.com](mailto:jsilverman@me.com)

The business of the Annual Meeting being successfully concluded, the meeting adjourned at 9:19.

Attachments: Approved Minutes of the 2020 Annual Meeting  
2020-2021 Annual Budget  
Dam Presentation