

**\*\*subject to approval**

Candlewood Shores Tax District  
Board Meeting Minutes  
August 24,  
2022

Call to Order:

Elizabeth Longworth called the regular meeting of the Candlewood Shores Tax District Board of Directors to order at 7:35pm, on August 24, 2022.

Roll Call:

Directors Present:

Elizabeth Longworth-President

Alan Owen-Vice President

John Lepler-Director

Kenneth Appley-Treasurer

Kelly Lane-Director

Lisa Maguire-Director

Tammy Jeanine Foley-Director

Staff:

Travis Hyatt-Community Manager

Hearings: None

Approval of Minutes:

Lisa Maguire noted spelling correction page 2 and reason to go into Executive was to discuss employee issues.

Alan made a motion to accept the July 20, 2022, Board Meeting minutes with the changes. Ken 2<sup>nd</sup>; all in favor

1<sup>st</sup> Public Comment:

Norman Edelson 116 North Lakeshore Drive – Shared information about sewers; encouraged meeting attendance.

Sheryl Wengel, 34 South Lakeshore Drive-Shared information about sewers; encouraged meeting attendance.

Dave Bono, 7 Longview Drive- Noted he had same experience in Bethel and encourages community to be on alert.

Angelo Aldana, 64 South Lakeshore Drive- Notes he has done research and feels the project is not about saving the lake; encourages meeting attendance.

Elizabeth Longworth, 1 South Lakeshore Drive– Encourages all to attend meeting on the 14<sup>th</sup> at the Brookfield HS and to submit questions to WPCA.

John Bevilacqua, 3 Bayview Drive – Asks if someone is coordinating a liaison with other tax districts involved.

Frank Costello, 49 North Lakeshore Drive – Suggests if the lake gets polluted it could be drained.

Administration and New Business:

-Jennifer Ramos as Secretary

-Tim Cicchese as Director- will also liaison for sewer committee

Alan moves to elect the above; Jeannine 2<sup>nds</sup> the motion; all in favor.

Management Report:

Travis Hyatt provided a report of activities since the last Board of Directors meeting.

Permit Requests:

95 Clearview – fence

With provision of notification more than 25 ft from road

Elizabeth 1<sup>st</sup>

Alan 2<sup>nd</sup>

Jeannine, Jon, Ken Lisa in favor; Kelly abstains

95 Clearview – septic

Alan 1<sup>st</sup>

Jeannine 2<sup>nd</sup>

Ken, Elizabeth, Lisa, Kelly in favor; Jon abstains

58 South Lakeshore Drive- paving permit and garage

No vote; request for more information

17 Twilight Lane – clear lot; done already - Not approved.

6 Dogwood Lane – Dumpster

Elizabeth 1<sup>st</sup>  
Alan 2<sup>nd</sup>  
All in favor

Treasurers Report-Ken Appley:

Water \$256,067.70

Tax \$1,425,917.90

Ken notes that money is already budgeted to certain lines.

Kelly asks if we are collecting on arrears in taxes and water.

Ken states that we are collecting.

Ken notes again the willingness to set up payment plans for anyone in arrears.

Committee Reports:

Beautification-Elizabeth Longworth

No update

Recreation-Jon Lepler

This weekend events were successful

Safety-Alan Owen

Waiting on speed bumps

Need speed signs on SLS

Need signs at crossroads

Jon moves to put on hold and revisit a combination spend on humps and signs; Kelly 2<sup>nd</sup>; Jeannine, Elizabeth, Lisa in favor; Ken opposed.

Ordinance Committee – Chris Rink volunteers to chair

Landscape Report-Adam Singer – community happy with job Adam’s team is doing.

New Business:

Sewer Committee- New committee to be formed; Norman Edelson and Jim Myer volunteer to co-chair committee

Elizabeth 1<sup>st</sup>; Jeannine 2<sup>nd</sup>; all in favor

Old Business

Front Gate- Getting 3 bids

Pump house-Repair and replacement; three bids in hand; Jeannine asks if Hantsch timeline remains the same

Alan moves to have Hantsch Electric perform work at pumphouse for service and generator; Kelly 2<sup>nd</sup>; Ken, Lisa, Jon in favor; Elizabeth and Jeannine abstain.

2<sup>nd</sup> Public Comment:

Norman Edelson, 116 North Lakeshore Drive-Previously suggested that CSTD charge all new owners a percentage of the home value when purchasing a home within the community to be put into a capital improvement fund last meeting; response from attorney was that this cannot be done.

Sheryl Wengel, 34 South Lakeshore Drive – questions benefit of being a tax district vs. a HOA

Adele Brudnicki, 19 Candlewood Shores Road – Notes the differences between a tax district and a HOA

Nancy Terrell, 75 North Lakeshore Drive – Notes differences between both and thanks the Board for their good work.

Joseph Cavallo, 74 Clearview Drive – Asks for explanation of differences in speed bumps/humps

Kelly Lane, 23 Skyline Drive. – Request revisiting what Pine Islanders with grandfathered rights are paying; requests increase.

Jon moved to go into Executive session to discuss employee issues at 9:08pm; Alan 2<sup>nd</sup>, all in favor  
Kelly moves to adjourn Executive session at 9:38pm; Elizabeth 2<sup>nd</sup>, all in favor

Alan moves to give Elizabeth rights to negotiate with attorney; Kelly 2<sup>nd</sup>; all in favor

Meeting minutes taken by CSTD Board

