

January 7, 1964

To: Joseph E. Buza, President Pine Orchard Association

From: S. W. Noyes, Jr., Sec'y Zoning Appeals Board of Pine Orchard Assn.

Subj: Case of Lot #19 Thimble Farms, Pine Orchard, Conn.

The Estate of Margaret B. Crapo, owner of house and lot #19 on Thimble Farms has applied for a variance as to the front footage. The width of the lot on the front is 62 feet whereas zoning requires 75 feet.

On January 7, 1964 a public hearing was held and the Zoning Appeals Board held a closed meeting thereafter. You were apprised of this hearing. None of the officers of the Association nor of the Enforcement Committee attended this hearing. Mr. Brown was excused because of illness.

This case is one with legal complications and one that exposes some of the faults in our administration of zoning. Therefore this memo to you.

(1) Apparently when Mrs. Crapo purchased this property she was not aware of the short width. The warranty deed was drawn by Holmes Bracken and he also acted with power of attorney for Hendryx. No one can understand why he drew the deed because he must have known of the short width. Also Hendryx knew of it because the original map on file in the town clerk's office, which was the original development plan shown to the Pine Orchard Assn., shows the footage as 77 feet; so Hendryx (and Weis) must have made the change. This is somewhat supported by the experience of Stanley Walton who purchased two bordering lots one of which was also in violation of Zoning and of which he was not told. In Walton's case Bracken also drew the warranty deeds. And when the deeds were drawn Walton discovered that a corner of one lot had been chopped off (you can verify this with Fred Houde, attorney for Walton). What does all this prove? It shows that any developer can file a plot plan in the town hall and then sell lots of different dimensions without knowledge of the Pine Orchard Assn. The Pine Orchard Assn. would catch it only when a building permit is applied for. In the case of Crapo Mr. Brown did not notice the zoning violation probably because he assumed the lot had not been changed from the original plot plan on file.

Question: Should you entrust these building permits to one man out of three of your Enforcement Committee?

(2) In the case of Crapo legally speaking the Pine Orchard Assn. is not bound by the error of its officer. So the Zoning Appeals Board is in its right to decline a variance. On the other hand it's fairly obvious that if the case went to court Crapo would have a very

good case of hardship. After all Crapo was given a warranty deed by a reputable attorney. Crapo did spend close to fifty thousand for the property which includes the rebuilding job of about twenty five thousand dollars. So legally speaking the Pine Orchard Assn. is defeated in zoning. What can you do to prevent other cases from cropping up?

(3) It is possible that the Crapo house has other violations caused by the builder. Possibly the side width is not the required ten feet. Here is an area where your Enforcement Committee is weak. After approving the plans of a builder is there any follow-up to see that zoning is adhered to, that the building plans are not changed during construction? The Zoning Appeals Board will be in a sorry predicament if the Crapo house is found to violate other than the lot width.

(4) And this brings up another point. On Thimble Farms there are several lots for sale on which buildings can not be constructed because the first floor level is not ten feet above the water level, or something like that. This I suppose comes under your Health Committee. Question: Is there any follow-up to prevent building on such lots? Is a building now going up on such a lot on Thimble Farms?

(5) The Thimble Farms Corp. has reserved in their name certain pieces of property for right of way etc. Is this legal? Is this right of way to the Crapo property adequate for fire protection, or isn't that necessary?

Of course every case presented to the Appeals Board is a violation. Every case is tough. The important thing is to protect zoning but also to permit variance as a stroke of justice. The important thing is to set up a system that prevents appeals cases before they become appeals cases, particularly where there is a motive to be crooked and where a builder is inept. I feel that the Executive Committee of the Pine Orchard Assn. should consider seriously the system of administration.

Respectfully submitted,



S. W. Noyes, Jr.

MINUTES OF A SPECIAL MEETING  
OF THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Held pursuant to notice duly mailed to all of the Board, of which the following is a copy:

"PINE ORCHARD, CONNECTICUT  
May 15, 1964

TO THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Gentlemen:

There will be a special meeting of the Board at the office of The Alden M. Young Company, Pine Orchard, Connecticut at 8:00 o'clock P.M., E.D.S.T. on Monday, May 25th, 1964 to receive and act upon the assessment list as prepared and presented by the Clerk pursuant to law; to hear and act upon reports of officers, members and committees; and to transact any business within the power of the Board which may come before the meeting.

Attest:  
Milton W. Goss  
Clerk

N.B. Please note that a meeting will be held on June 15 to adopt the budget and lay our tax for the year, and the Annual Meeting will be held July 6th. Additional notices of these subsequent meetings will be sent to you."

Present were the following members of the Board: Messrs. Brown, Buza, Cate, Chatfield, Edwards, Goss, Kinney, Crossley, Tweed, Usher and Wallace.

The meeting was called to order by the President.  
Minutes of the previous meeting were read and approved.

The assessment list of real property within the limits of the Association which had been prepared pursuant to Charter was presented to the Meeting. After discussion it was, upon motion,

VOTED that the assessment list of real property within the limits of this Association as presented to this Meeting be, and the same is, adopted and constituted the assessment list of the Association for the ensuing year.

The Treasurer reported briefly as to his situation and it appeared that there would be no serious problem in order to meet the last year's budget of expenses; that only one person had failed to pay taxes and there were a few who had declined to pay interest on delinquent payment of taxes. However, he was of the opinion that these would ultimately be collected. Insofar as collections for garbage and trash removal in non-taxing areas, he felt that most of these would be collected and asked for members of this Board to give him a helping hand in asking for ultimate payment. The Board expressed appreciation to him for his efforts and noted that he was one of the few of our tax collectors that had attempted and was

reasonably successful in collecting interest on delinquent tax payments.

Mr. Edwards as Chairman of the Police Committee reported that there were problems primarily with the use of our car which had developed a number of flat tires, apparently from construction within the Thimble Farms area; that the radio had been repaired frequently. His principal concern was with the slowness of billing from the repairman inasmuch as it was difficult to check both with the operator of the car and the repairman when these had been made. He also pointed out that it was about time that consideration of the purchase of a new car was contemplated since the present one had been operated for two years in which time it had run up considerable mileage. The matter was referred back to his Committee to consult with Mr. Kinney and also town officials with a hope that when new equipment was purchased by the town we might benefit therefrom.

He expressed the opinion which was verified by other members of the Board that Officer Hutchinson had done an outstanding job in his position as one of our police officers.

Mr. Wallace as the Health Officer stated that with minor exceptions most of which were of human error, both on the part of the collector and those of the property owners who made sporadic visits to the area during the fall, winter and spring seasons, seemed to be in order. He also indicated that a renewal of our existing contract on similar terms would be carried out.

Mr. Brown as Chairman of the Committee on Roads had little to report. It was, however, noted that a number of street signs within the area had been damaged or apparently removed by persons unknown. It was

VOTED that replacement of signs should be undertaken.

The President noted that the breakwater which is owned by The Pine Orchard Association is in rather poor condition as a result of old age and damage from storms, particularly those of last fall. An attempt had been made to determine an approximate cost of necessary repairs from local contractors as well as those of the New Haven area. As of the moment no one appeared to have proper equipment and the closest estimate of reasonable repairs appeared to be somewhere between \$4,000 and \$5,500. President indicated that he would investigate further and attempt to make a more specific report before the next meeting of the Board.

President also indicated that spraying equipment which had been purchased by Mr. Pinkham, former member of this Board, was at the present time being stored on his premises and that there was apparently very little interest in its utilization. Mr. Wallace volunteered to take over the storage of the equipment and if no purchaser of the same was in evidence, this Board would give consideration to voluntarily give it to an interested party.

No further business appearing, the Meeting dissolved.

Attest:



Clerk

MINUTES OF A SPECIAL MEETING  
OF THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Held pursuant to notice to all of the Board of which the following is a copy:

"PINE ORCHARD, CONNECTICUT  
June 9, 1964

TO THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Gentlemen:

There will be a Special Meeting of the Board at the office of The Alden M. Young Company, Pine Orchard, Connecticut at 8:00 P.M., E. D. S. T., on Monday, June 15th, 1964, to adopt a budget for the ensuing year, to lay a tax and arrange for the collection of the same; to hear and act upon reports of officers, members and committees; and to transact any business within the power of the Board which may come before the Meeting.

Attest:  
Milton W. Goss  
Clerk"

Present were Messrs. Brown, Buza, Cate, Chatfield, Edwards, Goss, Tweed and Wallace constituting a quorum.

Meeting was called to order by the President.

Minutes of the last meeting of the Board were read and approved.

A proposed budget for the ensuing year prepared by the Treasurer and Secretary was discussed in detail and after a few minor amendments was adopted as follows:

|                       |                  |
|-----------------------|------------------|
| Police                | \$11,300.        |
| Garbage               | 1,500.           |
| Rents                 | 120.             |
| Audit                 | 150.             |
| Insurance             | 611.             |
| Repair steps, etc.    | 400.             |
| Legal and Zoning      | 150.             |
| Salaries and Clerical | 1,250.           |
| Roads                 | 450.             |
| Miscellaneous         | 150.             |
| Repairs to Breakwater | 1,500.           |
|                       | <u>\$17,581.</u> |

The Tax List as previously adopted was presented to the Meeting and upon motion it was

VOTED to lay a tax of 5 mills on the dollar on the Grand List of 1963, and the same is hereby laid on the taxable real estate in The Pine Orchard Association as set forth in the tax list heretofore adopted by the Executive Board for the ensuing year, and that tax bills be submitted

to Sterling R. Chatfield who is hereby appointed to collect the same. Notice of the rate and the amount of such tax shall be sent by the Clerk to the taxpayers within ten days from June 25th, 1964 and said tax to be due July 1st, 1964, and payable on or before August 1st, 1964.

It is to be noted that in the budget as adopted that two items of a substantial nature were included; a new police car at an approximate cost of \$1,200 - \$1,500, and repairs to the breakwater at an estimated cost of \$1,500, both of these items being of a capital nature and not of a normal operating budget.

The President called upon Chairmen of various committees for reports.

Mr. Edwards stated that in replacing the present police car, he had investigated all sources, and as previously adopted in the budget, it would probably cost in the vicinity of \$1,200 to \$1,500; that the signs which had been damaged or removed would be replaced and that additional protection within the area would commence on June 27th. The fact that the State Highway had taken over additional road area within the Association was also noted and that as a result a number of precautionary traffic signs had been placed at the State Highway's expense, and that while some might prove a temporary inconvenience to the area, it was felt that in the end they would help to control traffic.

Treasurer indicated that he would probably be able to end the year within the budget and receipts from tax collections; that there was in the Sprayer Account the sum of \$1,177.20. It was the concensus of those present that this money be considered as available for extraordinary expenses and not to be considered a part of the ordinary operational expenses of the Association.

Mr. Wallace reported that it was his opinion that the Garbage and Trash Collection would be renewed on the same basis as the last one which was verified by the Clerk.

The subject of repairs to the breakwater was briefly discussed and all felt that minimum repairs should be made and the amount placed in the budget of \$1,500 would probably take care of needed repairs. It was also stated that no passes should be issued to persons not living within the Association to fish on the breakwater. The President stated that appropriate signs indicating danger of passage in the breakwater area had been placed.

It was the concensus of all present that the usual form of ballot indicating the names of all present members of the Executive Board would be submitted to the Annual Meeting of the Association to be held on July 6th, 1964.

No further business appearing, the meeting was dissolved.

Attest

*Hilton W. Goss*  
Secretary Clerk

MINUTES OF THE ANNUAL MEETING OF  
THE PINE ORCHARD ASSOCIATION

Held pursuant to notice duly mailed to all of the persons qualified to vote, of which the following is a copy:

"PINE ORCHARD, CONNECTICUT  
June 29, 1964

TO ALL PERSONS QUALIFIED TO  
VOTE AT THE ANNUAL MEETING OF  
THE PINE ORCHARD ASSOCIATION:

The Annual Meeting of The Pine Orchard Association will be held at the Chapel, Pine Orchard, Branford, Connecticut, on Monday, July 6th, 1964, at 8:00 o'clock P. M., E.D.S.T., for the following purposes:

1. To elect by ballot an Executive Board for the following year, the polls to be open at such time and to remain open for such time as the Meeting shall determine.
2. To transact any other business within the power of the Meeting which may be brought before it.

Attest:  
Joseph E. Buza, President  
Milton W. Goss, Clerk  
S. D. Brown, Secretary"

The meeting was called to order by the President.

Call of the meeting was read by the Clerk who reported a quorum present and the Chair declared the meeting duly constituted.

The Chair then declared the polls open for the election of twelve members to the Executive Board and he appointed V. Hall Everson, III and Raymond E. Westlund, Jr. as Ballot Clerks. It was pointed out that the ballots as distributed contained the names of the present members of the Executive Board. These, however, were not nominees and names of eligible persons could be written in and the twelve persons receiving the highest number of votes would be elected. It was also announced that only persons who were property owners within the limits of The Pine Orchard Association and persons registered as voters in the Town of Branford residing within the Association area were eligible to vote.

The Treasurer's audited annual report together with the Sprayer Account and the budget as adopted by the Executive Board were presented, read and, by vote, approved.

Mr. Edwards as Chairman of the Committee on Police stated that during the course of the past year officers on duty had been involved with at least two cases of arson which were successfully controlled and a suicide and murder case in the neighboring area, had voluntarily conducted a check on unlocked doors and windows during the fall and winter and found a number of which fact the property owners were notified, most of whom were happily surprised and pleased to learn of this extra protection.

He further stated that extra police protection had been invoked during the Halloween period and vandalism in general had been successfully controlled. He pleaded with all members of the Association in any case where persons who were unauthorized within the area or appeared to be on a suspicious errand that they make a report directly to the Branford police. This also included persons in the beach area.

Mr. Tweed, the Town Fire Marshall, stated quite frankly that not only in the Pine Orchard area but in the entire State of Connecticut there was a definite problem of arson, some of which had been tracked down, and again, as had Mr. Edwards, requested that a report of anything of a suspicious nature should be made directly either to police or fire headquarters.

reported

Mr. Wallace, the Health Officer, negotiations on the new Garbage and Trash contract were under way and it was hoped that it would be consummated in a very short time. Expressions from the floor indicated that the present collector had been doing an excellent job and it was hoped that he would be rehired.

At this point, the President declared the polls open for the election of 12 members to the Executive Board and while the vote was being cast, he outlined some of the problems with which the Executive Board was faced, some of which in the past many of us had taken lightly due to the fact that the residents failed to make any attempt to cooperate not only with the ordinances of the Association, but also of State law.

He stated emphatically that a very definite attempt would be made to control the problem of roaming dogs and warned all residents to be aware of the fact that the presence of roaming dogs in the area was contrary not only to the Association's ordinances but also of the Town of Branford and the State of Connecticut. He reported that storm damage over a period of time had finally taken its toll of the existing breakwater which was Association property and that repairs would be undertaken in the very near future.

With respect to the problem of unauthorized persons using the beach area, he stated emphatically that all persons residing northerly of the main line railroad tracks had no right whatsoever of access any more than did the residents of the Town of Branford as a whole, that by and large the right of access to the beach was included in the deeds of property owners and that here again the officers of the Association would make every effort to properly control this problem.

The President then declared the polls closed, everyone present having had an opportunity to vote who was entitled to. The Ballot Clerks reported that 46 persons had voted and the following received the largest majority as members of the Executive Board:

S. Dewey Brown  
Joseph E. Buza  
Robert B. Cate  
Sterling R. Chatfield  
Harry E. H. Cox, Jr.  
F. R. Erskine Crossley

Frederick H. Edwards, Jr.  
Milton W. Goss  
John J. Kinney, Jr.  
John H. Tweed, Jr.  
John C. Usher  
Walter A. Wallace

The Chair declared the Board duly constituted.



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1 of 2  
Pine Orchard*

KNOW ALL MEN BY THESE PRESENTS

That I, being a member of The Pine Orchard Association of Branford, Connecticut, hereby constitute and appoint S. Dewey Brown my proxy and attorney for me and in my name and place and stead to act and vote at any meeting of said Association, to hold office therein, and all as fully and effectually as I might do.

Unless fully revoked in writing, this Proxy shall hold valid for one year from its date.

IN WITNESS WHEREOF I have hereunto set my hand and seal this 6<sup>th</sup> day of July, 1964.

*Olive Young Warner*

..... (s)  
Olive Young Warner

**SEWARD AND MONDE**  
CERTIFIED PUBLIC ACCOUNTANTS  
205 CHURCH STREET  
NEW HAVEN 10, CONNECTICUT

July 2, 1964

Mr. Sterling R. Chatfield  
Pine Orchard, Connecticut

Re: The Pine Orchard Association

Dear Mr. Chatfield:

Enclosed are four statements of cash receipts and disbursements of the various accounts and our certificate of examination for the fiscal year ended June 30, 1964.

Please sign the statements before submitting them to the Executive Board.

Very truly yours,

*Seward and Monde*

Enc

**SEWARD AND MONDE**  
CERTIFIED PUBLIC ACCOUNTANTS  
205 CHURCH STREET  
NEW HAVEN 10, CONNECTICUT

Executive Board  
The Pine Orchard Association  
Pine Orchard, Connecticut

We have examined the statements of cash receipts and disbursements of the current and the sprayer accounts for the fiscal year ended June 30, 1964, as submitted by the Treasurer of The Pine Orchard Association, have made tests of recorded receipts and disbursements and have examined or tested other supporting evidence by methods and to the extent we deemed appropriate.

Cash in commercial bank was reconciled and confirmed directly and savings account balances on deposit were verified by examination of passbooks and direct confirmation.

In our opinion, the statements of cash receipts and disbursements of the current account and the sprayer account for the fiscal year ended June 30, 1964 as submitted by the Treasurer, correctly set forth the cash transactions of The Pine Orchard Association for the fiscal year then ended.

  
Certified Public Accountants

New Haven, Connecticut  
July 2, 1964

THE PINE ORCHARD ASSOCIATION  
CURRENT ACCOUNT  
STATEMENT of RECEIPTS and DISBURSEMENTS  
Fiscal year ended June 30, 1964

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Receipts:

|   |               |
|---|---------------|
| Tax collections-current year assessment                       | \$14,976.72   |
| Garbage and trash collection fees-<br>outside taxing district | 878.25        |
| Interest on delinquent tax collections                        | 41.32         |
| Interest on savings account                                   | <u>139.95</u> |

Total receipts

\$16,036.24

Disbursements:

|                                     |                 |
|-------------------------------------|-----------------|
| Police department wages and expense | 9,452.09        |
| Garbage collections                 | 1,500.00        |
| Salaries                            | 750.00          |
| Office clerical fee                 | 500.00          |
| Rent of fire house and garage       | 420.00          |
| Roads and signs                     | <u>1,323.50</u> |
| Audit fee                           | 125.00          |
| Insurance                           | 137.23          |
| Zoning                              | 83.90           |
| Postage and stationery              | 131.92          |
| Dues and memberships                | 20.00           |
| Interest                            | 11.25           |
| Miscellaneous                       | <u>16.45</u>    |

Total disbursements

14,471.34

Excess of receipts over disbursements

1,564.90

Cash balance, July 1, 1963

491.84

Cash balance, June 30, 1964

\$ 2,056.74

By:

  
S. R. Chatfield, Treasurer

THE PINE ORCHARD ASSOCIATION  
SPRAYER ACCOUNT  
STATEMENT of CASH RECEIPTS and DISBURSEMENTS  
Fiscal year ended June 30, 1964

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|                             |                   |
|-----------------------------|-------------------|
| Cash balance, July 1, 1963  | \$1,128.23        |
| Addition:                   |                   |
| Interest earned             | <u>48.45</u>      |
| Cash balance, June 30, 1964 | <u>\$1,176.68</u> |

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By: S. R. Chatfield Treas.  
S. R. Chatfield, Treasurer

The President then stated that he would be delighted to hear any remarks from the floor.

A resident of the Thimble Farms area stated that no service of snow plowing was available there and questioned as to how such a service might be made available, and also stated that it appeared that the fire protection was inadequate. It was pointed out that the Association never had been involved in the service of snow plowing, that this was primarily a function of the Town of Branford, that the property in question was privately owned. As far as fire protection, that this was again a town problem and as long as reasonable access was available would be taken care of.

A member of the Association stated that while he realized that the function of the Pine Orchard Chapel was not under the jurisdiction of The Pine Orchard Association, he would like to know why the activities were not continuing as they had in the past. Mr. David Daggett, a Trustee of the Pine Orchard Chapel, announced that in view of the lack of financial support by members of the community that the organization felt unable to continue the activities of church services and children's programs unless and until the community indicated they would financially underwrite and support them.

Mrs. V. Hall Everson, Jr. inquired as to why the State Highway had taken over a portion of Elization Street, Pine Orchard Road and Blackstone Avenue as State Highway #146. The President replied that this was purely a matter between the Town of Branford and the State of Connecticut, that prior to the acquisition by the State Highway Commission, these were roads under the jurisdiction of the Town of Branford and that the Pine Orchard Association as such had no control over the matter. Mr. Ellsworth noted that since the State acquired these roads, a number of new signs had been placed throughout the area and inquired whether or not some kind of traffic control on the corner of his property might be placed to slow traffic at what was obviously a dangerous corner. President indicated that an effort would be made to do so.

Mr. Arnold stated that he had heard of a number of instances of vandalism in the harbor. President acknowledged the same and stated that his information, corroborated by Mr. Tweed and Mr. Edwards, was that this was not an isolated problem, but was apparent along the entire Long Island coastline. Question was raised by V. Hall Everson, III with regard to the use of the spiles in the harbor which had been abandoned by the persons originally erecting the same, that they were being utilized by persons not members of the Pine Orchard Yacht and Country Club and in some instances by persons not even living in the Pine Orchard Association area. The Chairman again acknowledged awareness of the fact and stated that the problem was being considered.

Mr. Solakian stated his concern over the tax increase on the list of the Town of Branford to which all property owners in the area were subjected, that apparently the increase was for services not available to this community, particularly those of sewers. He also noted that about 50% of the Association's budget was for special police protection within our area and asked whether it would be feasible for the Town

of Branford to take over all police protection and whether or not it would be possible to obtain a rebate from the Town of Branford for services not available within our area. Mr. Kinney as Chairman of the Branford Board of Police Commissioners stated that he had made every effort to increase the budget for police for the Town of Branford and had been frankly turned down by the R. T. M. so that in his judgment there would be no practicality in turning to the Town of Branford the entire police protection in this area since it could not increase its services over that which was now available. The Chairman speaking quite frankly as citizen and taxpayer of the Town of Branford stated that he too was concerned by the tax increase, but that obviously it would be impossible for the Town of Branford to give a rebate to taxpayers within the Town not receiving the benefits for which all of us were paying.

No Further business appearing, the meeting was dissolved.

Attest:

*Hilton Wilson*

Clerk

MINUTES OF A SPECIAL MEETING  
OF THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Held pursuant to notice duly mailed to all of the Board, of which the following is a copy:

"Pine Orchard, Connecticut  
July 20, 1964

TO THE EXECUTIVE BOARD OF  
THE PINE ORCHARD ASSOCIATION

Gentlemen:

At the call of the President, there will be a special meeting of the Board at the office of The Alden M. Young Company, Pine Orchard, Connecticut at 8:00 P.M., E.D.S.T. on Monday, August 3rd, 1964 to elect officers and appoint committees; to hear and act upon reports of officers and committees; and to transact any business within the power of the Board which may be brought before the meeting.

Attest;  
MILTON W. GOSS  
Clerk"

There were present Messrs. Brown, Buza, Cate, Chatfield, Edwards, Goss and Usher constituting a quorum.

Meeting was called to order by the President who stated that the principal purpose of the meeting was to elect officers and appoint committees for the ensuing year. After a brief discussion, the Secretary was instructed to cast one ballot for the following:

President - Joseph E. Buza  
 Vice President - John J. Kinney, Jr.  
 Clerk - Milton W. Goss  
 Treasurer and Tax Collector - Sterling R. Chatfield  
 Secretary - S. D. Brown

It was further indicated that there appeared to be no reason to change the chairmanship of the various committees, whereupon the following were appointed:

Committee on Police - Frederick H. Edwards, Jr.  
 Health Officer - Walter A. Wallace  
 Roads - S. Dewey Brown  
 By-Laws - Milton W. Goss

Mr. Edwards noted that there appeared to be several traffic hazards within the area principally due to heavy foliage on private property at intersections within the area. The Clerk stated that about four years ago, in cooperation with the Police Department of Branford, a survey of all intersections within the area had been made in an attempt to correct such hazardous conditions and felt that the Police Department of Branford would be only too glad to cooperate in a repeat on this survey. Comments as to the necessity and desirability of the location of stop signs at the crossing of the Trap Rock Railroad northerly of the main line of the New Haven tracks was discussed. It appeared that since there was practically no rail traffic at this crossing that the desirability of this stop sign was questionable. The Clerk agreed to contact the proper authority on the matter.

The Clerk also reported that he had received a communication from Mr. Arthur Eggleston with regard to who had the legal right to use certain passways to the beach on Island View Avenue, and had a subsequent conversation with him. The possibility of having a paid attendant to police the various areas was discussed. The President noted that a survey of all passways had been made some 11 years ago by the firm of Clark, Hall and Peck and that this Board was well aware of the problems and some effort would be undertaken to properly control the use of these passways for those entitled to.

The Board was reminded that it was appropriate to make an appointment to the Zoning Board of Appeals since the term of Hugh Scott expires this year. It was VOTED that he be reappointed for a term of five years. Since specific information as to the terms of the alternates to the Board was not available, President was authorized to make such appointments as might be necessary.

No further business appearing, the meeting was dissolved.

Attest:

*Milton W. Goss*

Clerk