

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
February 8, 1965

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. on Tuesday, February 23, 1965 to hear and act upon reports of officers and committees, and to transact any business within the power of the Board which may come before the meeting.

Attest:
MILTON W. GOSS
Clerk"

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

The Treasurer made a brief report indicating that he had cash on hand of something in excess of \$10,000 and it would appear that there would be ample funds to carry out the activities of the Association for the balance of the year. He also reported that there was \$1,201.68 in the sprayer account; that there were three delinquent tax accounts totaling with interest \$206.81; and delinquent accounts for refuse removal showing some \$141 due. It appeared that some of these accounts were not truthfully delinquent since there had been some property changes at some of the houses involved and that some of the houses were unoccupied.

The President suggested that a study of the actual accounts involved be undertaken to determine whether or not they were actually delinquent and that a follow-up should be made.

Mr. Edwards, Chairman of the Police Committee, reported that he had arranged for the purchase of a new car which would be delivered sometime during the latter part of March that was going to involve with a trade-in on the present car a payment of \$1,094 which was some \$500 less than had been originally budgeted. It was suggested that, if possible, a reserve be set aside annually, for the purchase of a new car, of some \$700 which would permit the replacement of our cars every two years.

He raised the question of the possibility and the necessity of replacing our radio. A study of the matter indicated that such a replacement would probably cost in the neighborhood of \$700. Mr. Usher was requested to work with Mr. Edwards to determine the best means of carrying out this project. Mr. Edwards also reported that he would be well within his authorized budget of operations for the year.

The Clerk reported that he had convinced the State Highway to remove the stop signs at the Trap Rock crossings on the Totoket and Stony Creek Roads, eliminating what a number of people considered a hazardous condition.

Mr. S. D. Brown reported that the Branford police had made a survey of the area as requested and had pointed out a number of hazardous conditions due to overgrown hedges on private property at a number of intersections. The persons involved had been advised of the facts. However, little cooperation from the individuals has resulted. The President suggested that a follow-up on this matter be made.

The President reported that Holbrook of Westbrook who had indicated a possibility of making repairs on the breakwater found themselves in no position to carry out the work because they had no other work in this area with which it could be combined. President stated that he felt repairs to the breakwater were of the utmost importance to this community and asked for and obtained the approval of the following committee to investigate all possible means: Walter Evarts, Chairman, Frederick Edwards and S. D. Brown.

Clerk advised that he had just received a letter from F. R. Erskine Crossley submitting his resignation and reminded the Board that another vacancy existed caused by the death of Robert Cate. President announced that he had approached Eugene Swartz and Ernest Brown who indicated their willingness to serve. Whereupon, Messrs. Brown and Swartz were appointed to the Board to fill the vacancies mentioned.

No further business appearing, the meeting was dissolved.

*Copies of these minutes sent
to BOZA, Kilmay, Wallace, Townsend
Swartz, and E. Brown*

Attest:

S. D. Brown

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
April 27, 1965

TO THE EXECUTIVE BOARD OF
THE PINE ORCHARD ASSOCIATION:

At the call of the President a Special Meeting of the Executive Board will be held at the office of The Alden M. Young Company, Pine Orchard, Connecticut on Monday, May 10th, 1965 at 8:00 P. M., E.D.S.T. for the purpose, among other things, of considering and acting on the matter of repairing damages to the breakwater, Pine Orchard Harbor.

S. D. Brown
Secretary"

Present were Messrs. E. G. Brown, S. D. Brown, Buza, Chatfield, Edwards, Goss, Swartz, Tweed, Usher and Wallace constituting a quorum and on invitation, Mr. Evarts.

The meeting was called to order by the President.

Reading of the minutes of the previous meeting was waived and the President called upon Mr. Evarts as Chairman of a Special Committee to investigate the need for repairs on the breakwater. Mr. Evarts stated that he had examined the breakwater with Mr. Murray Upson and it was indicated that there were definitely five places that needed repairs; that Mr. Upson agreed to take on the necessary work at a price of between \$1,500 and \$2,200; that he estimated the work could be completed within two weeks from the time it was undertaken.

President reported on previous contacts with John G. Holbrook & Son of Westbrook who originally had indicated in June of 1964 that work in this area could be done for approximately \$1,000. Subsequent events made it impossible for that concern to undertake the work at that time, and in March, 1965 they offered to undertake the job for a cost of \$1,600 to \$2,000. It was pointed out that the Holbrook firm when they made their original and subsequent offer had not examined the premises and that additional damage had occurred which undoubtedly would raise their ultimate price. After discussion, it was

VOTED that the Association hire the firm of Bradley & Upson, Inc. to consummate the necessary repairs at a price not to exceed \$2,200; that the Association offer to pay Bradley & Upson, Inc. \$1,500 on account not later than June 10 for the work if completed by June 1. All Board members present voted in favor.

Mr. Evarts was excused from the meeting and the President welcomed to this Board the new members, Ernest G. Brown and Eugene Swartz. He stated that the principal purpose of this meeting had been to take action on the work needed to repair the breakwater. However, he called upon Mr. Edwards to make a brief report on the Committee on Police. He stated that there were no particular problems other than an argument with the Wilson Auto Sales Company in connection with their inability to meet the full specifications on the new car which had recently been ordered and which was in operation for the Association. Mr. Edwards stated that until the full specifications had been fulfilled as previously understood that no payment on account of the purchase would be made.

Mr. Chatfield as Treasurer made a brief report indicating that there was a cash balance of some \$7,000 on hand; to date, that only one taxpayer had failed to make payment of taxes and that there was a balance due on three of the special trash accounts of \$36. He anticipated, based on past experience and with no known outstanding future expenses, that we should end up the fiscal year with a balance of some \$2,000 in cash.

Question was raised as to the liability of the Association to pay to the Town of Branford taxes on its police car. It was the opinion of those present that such a tax was not due since we were functioning as a municipality and also assisting the Town of Branford in emergencies with our car and manpower. Mr. Chatfield agreed that he and Mr. Tweed would look into the matter and if these taxes had been paid, would request a refund.

Mr. Wallace as Health Officer stated that he had no comments or problems at the present time. It was reported, however, that the Town of Branford had not yet let out the bids for Town trash and garbage collections and that probably until such time as the bid was let, no definite contract could be entered into by this Association. Clerk suggested that Mr. Wallace make an initiating contact with the present collectors to determine whether or not a contract similar to the current one ending July 1 would be acceptable for the next fiscal year.

At the suggestion of the Clerk, it was agreed commencing with this meeting that minutes of all meetings be sent to all members of the Board whether present or not at such meetings.

It was generally agreed that with the notice of the Annual Meeting to be held on July 12 that a list of the members of the Executive Board as well as the individual committee chairmen and a copy of the Budget adopted by this group be included for the general information of the taxpayers and members of the Association.

Mr. E. G. Brown remarked from his experience during the past winter on Blackstone Avenue in the vicinity of his home that it appeared that the present equipment of the State Highway Department for plowing on relatively narrow streets was not adequate and was doing a certain amount of damage to private property. It was agreed that the Clerk should write to the State Highway Commissioner expressing appreciation for their excellent efforts in maintaining the highways during the winter months, but indicating that possibly some other type of equipment might be more suitable.

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. All present signed their names to this list indicating their approval.

It was agreed that the next meeting of this Board would be held on June 7, 1965.

Attest:

Hilton Wilson
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
May 28, 1965

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 7, 1965 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. E. Brown, S. D. Brown, Buza, Chatfield, Cox, Edwards, Goss, Kinney, Swartz, Usher and Wallace, constituting a quorum.

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

A proposed budget for the year 1965-1966 was presented. Mr. Edwards explained in detail the basis of his proposal in which he indicated that he had put a cushion in his proposal in anticipation of a possible increase in wages. Mr. Wallace with respect to his budget for the Health Officer also had presented an increase over the previous year in anticipation of the probability of an increase in the contract with the collector. All other items remained substantially the same. It was noted that there would be a surplus left over from the current year of approximately \$2,000, and in addition it was pointed out that at a previous meeting it had been voted to utilize the monies in the so-called Sprayer Account in the amount of some \$1,200 for extraordinary expenses.

The Clerk stated that in his opinion the purchase of the new police car and repairs to the breakwater were in this category and it was

VOTED that the Treasurer be instructed to transfer the monies in the Sprayer Account to the general account and that amount to be used towards payment of the new car purchase or repairs to the breakwater, or both.

The budget after a few minor changes in the proposal was adopted as follows:

Police	\$10,000
Garbage	2,050
Rent	120
Audit	150
Insurance	600.
Repair Steps, etc.	350
Repair Breakwater	800
Legal and Zoning	150
Salaries and Clerical	1,250
Roads, Traffic Markings, etc.	735
Miscellaneous	150
	<u>\$16,355</u>

In view of the fact that the combining of the funds in the Sprayer Account plus the anticipated surplus would total \$3,200, this would leave a balance of \$13,155 to be raised by taxes. It was, therefore,

VOTED to lay a tax of 4 mills on the dollar on the Grand List of 1964 and the same is hereby laid on the taxable real estate in The Pine Orchard Association as set forth in the tax list previously adopted by this 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 24, 1965 and said tax to be due July 1, 1965 and payable on or before August 1, 1965.

The matter of tax on the Association's police car was discussed. It was noted that in previous years this had been assessed and paid. However, the tax assessor after being apprised of the use of this car for municipal purposes had stated that he would remove this from the current tax list although he felt it would be impossible to obtain a refund for past years.

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 12, 1965.

Attest:
Milton W. Goss
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
July 1, 1965

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 12, 1965 at 8:00 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 Clerk read the minutes of the last Annual Meeting which were approved.

The Chair then declared the polls open for the election of twelve members to the Executive Board and he appointed Frank Bigelow and David Daggett as ballot clerks. It was pointed out that the ballots as distributed contained the names of the present members of the Executive Board; that these, however, were not nominated and names of eligible persons could be written in and the twelve persons receiving the highest number of votes would be elected. The Clerk also stated that only those 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 were eligible to vote.

The Clerk read the Treasurer's audited report for the year ended June 30, 1965. He pointed out that the former Sprayer Account, which had been in existence for some 20 years and for which no useful purpose appeared due to the change in the interest of both the state and the Town of Branford in controlling mosquitoes in the area, had been transferred to the General Account - this being in the amount of \$1,227.22. This, together with the fact that approximately \$2,200 which had been appropriated for repairs to the breakwater, accounted for the substantial cash surplus reported.

While the ballot clerks were tallying the vote, the President reported in behalf of the Health Officer, Mr. Walter Wallace who was unable to be present, that a contract for garbage and trash collection on the same basis as had been entered into a year ago was in the process of being executed. He also noted that with the appointment of Mr. Swanson as Dog Warden whose facilities were in the neighborhood that in most instances the problem of roaming dogs had been eliminated.

Mr. Edwards made a brief report in behalf of the Police Committee stating that in general he found everything to be in reasonable order and that the officers appeared to be rendering an appreciated service to the people in the area. He noted that in his budget for this forthcoming year that it was apparent that an increase in the net hourly rate would be granted by the Town officials which, therefore, made it necessary for him to increase his budgeted request.

Mr. Tweed as Fire Marshall of the Town made a brief report in which he stated that as the Town grows and will continue to do so that additional hazards from arsonists were obvious and urged all to make a report immediately of any persons of suspicious nature that appeared within the area. He also reported that at the present time representatives of makers of equipment to give warning in the event of fire were in the area and urged people to think twice before purchasing any in view of the fact that the cost of the same was extremely high, about three times that of better equipment.

At this point, the ballot clerks presented their report to the Clerk who reported that 58 persons had voted and that a majority had been cast for the following who were hereby duly elected:

SEWARD AND MONDE

CERTIFIED PUBLIC ACCOUNTANTS

205 CHURCH STREET

NEW HAVEN, CONNECTICUT 06510

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, 1965, 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 bank was reconciled and confirmed directly.

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, 1965 as submitted by the Treasurer, correctly set forth the cash transactions of The Pine Orchard Association for the fiscal year then ended.

Seward and Monde

July 8, 1965

THE PINE ORCHARD ASSOCIATION
 CURRENT ACCOUNT
 STATEMENT of RECEIPTS and DISBURSEMENTS
 Fiscal year ended June 30, 1965

Receipts:

Tax collections-current year assessment	\$16,818.45
Transfer from Sprayer Account	1,227.22
Garbage and trash collection fees- outside taxing district	1,208.00
Interest on delinquent tax collections	37.32
Interest on savings account	<u>257.71</u>

Total receipts \$19,548.70

Disbursements:

Police department wages and expense	8,955.97
New police car	1,094.00
Garbage collections	2,880.00
Salaries	750.00
Office clerical fee	500.00
Rent of garage	120.00
Roads and signs	840.12 ✓
Audit fee	150.00
Insurance	544.00
Legal	85.00
Postage and stationery	262.62
Dues and memberships	20.00
Interest	18.75
Miscellaneous	<u>15.54</u>

Total disbursements 16,236.00

Excess of receipts over disbursements 3,312.70 ✓

Cash balance, July 1, 1964 2,056.74

Cash balance, June 30, 1965 \$ 5,369.44

By: *S. R. Chatfield, Treas*
 S. R. Chatfield, Treasurer *& Tax Collector*

THE PINE ORCHARD ASSOCIATION
SPRAYER ACCOUNT
STATEMENT of CASH RECEIPTS and DISBURSEMENTS
Fiscal year ended June 30, 1965

Cash balance, July 1, 1964	\$1,176.68
Addition:	
Interest earned	<u>50.54</u>
	1,227.22
Deduction:	
Transfer to current account	<u>1,227.22</u>
Cash balance, June 30, 1965	<u>\$ -0-</u>

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

Ernest G. Brown
 S. Dewey Brown
 Joseph E. Buza
 Sterling R. Chatfield
 Harry E. H. Cox, Jr.
 Frederick H. Edwards, Jr.

Milton W. Goss
 John J. Kinney, Jr.
 Eugene G. Swartz
 John H. Tweed, Jr.
 John C. Usher
 Walter A. Wallace

At this point, the President asked for general remarks from the floor. Mr. Solakian asked to be heard with regard to certain specific questions concerning the finances. These questions were duly answered by the respective members of the Executive Board best qualified to indicate the reasons for the increase in cost of operation over the past few years.

Mr. David Gray stated that he had witnessed what he considered many instances of hazardous conditions on the waters of the Sound due to the high rate of speed at which various operators of craft were operating. It was pointed out that the Association had no jurisdiction over the waters of Long Island Sound, that these were a matter of control of the Town of Branford and the Coast Guard officials. Mr. Anderson suggested that it might be helpful if a letter were sent out under the Association's name addressed to all persons residing within the area expressing their concern over this problem. Mr. Buza thanked these persons for their comments and said that he would take the matters up with the members of the Executive Board in the near future.

No further business appearing, the meeting was dissolved.

Attest:



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
 September 29, 1965

TO THE EXECUTIVE BOARD OF
 THE PINE ORCHARD ASSOCIATION

Gentlemen:

At the call of the President, there will be a special organization 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, October 11, 1965 to elect officers, appoint committees, to consider amendments to ordinances of the Association, 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"

Present were Messrs. E. Brown, S. D. Brown, Buza, Edwards, Goss, Kinney, Swartz, Tweed and Wallace constituting a quorum.

Meeting was called to order by the President who indicated that the principal order of business 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

The following were appointed as Committee Chairmen:

Committee on Police	Frederick H. Edwards, Jr.
Health Officer	Eugene G. Swartz
Roads	Ernest G. Brown
By-Laws	Milton W. Goss

Mr. W. R. Compton was reappointed to serve as a member of the Zoning Board of Appeals for a five-year term.

The Clerk read a brief report on behalf of the Treasurer in which it was indicated that there are still five uncollected tax accounts which, with out interest, to date amount to \$251.76; and further, that special refuse accounts in the non-taxable area in the number of 19 remain uncollected with a total due of \$280.00. Cash of \$10,000.00 was in the Branford Savings Bank and in the checking account, \$2,272.63, making a total cash balance, as of October 1, 1965, of \$12,272.63. It was further reported that all outstanding bills had been paid to date.

Mr. Edwards for the Committee on Police stated that it was his intent to follow the past practice of hiring extra police for the Halloween evening, and also that a spot check on all vacant houses would be made in the near future. He advised that he had recently determined that the Association was exempt from sales taxes on purchases, and furthermore, were not subject to the Federal Excise Tax. With this in mind, he believes there will be a substantial savings on gas and other items necessary for the maintenance of our car. He noted that the barrier on the seawall at the end of Island View Avenue was in poor shape as a result of recent repairs to the sea wall and salvage of a sailboat which had come ashore during a recent storm. Mr. Ernest Brown was requested to take up the matter of repairs with the insurance company involved in the salvaging of the damaged boat.

Secretary noted that in the past certain members in the community had been appointed constables in the Association and it was the concensus of all present that an official vote on this should be recorded in these minutes indicating the persons who were so appointed. The following were appointed as constables of this Association:

S. D. Brown
 Joseph E. Buza
 Frederick H. Edwards, Jr.
 Milton W. Goss
 Stanley J. Starzec

The Clerk presented to the Board copies of the Ordinances of this Association as of 1942 and a memorandum suggesting changes and amendments thereto. These changes and amendments were briefly discussed. It was felt, however, that a further study should be made before adopting the amendments and all members of the Board were requested to review each of the ordinances and suggested amendments in order that they may be revised and adopted at the next meeting of this Board.

No further business appearing, the meeting was dissolved.

Attest:

Milton W. Goss
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
March 29, 1966

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. on Monday, April 4, 1966 to hear and act upon reports of officers and committees, to consider amendments to the ordinances of the Association, 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. E. Brown, S. D. Brown, J. E. Buza, S. R. Chatfield, F. H. Edwards, M. W. Goss, E. G. Swartz, J. C. Usher, and W. A. Wallace constituting a quorum.

Meeting was called to order by the President.

Minutes of the previous meeting of this Board were read and approved.

The Treasurer was called upon for a report and he stated that as of this date there were two back-taxes-due accounts totaling \$110.77 which remained unpaid, and on the garbage and refuse accounts, some six