

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

accounts with a total due of \$67.50, some of which it was anticipated would not be paid since the property owners have felt it was more desirous to take care of their own collection. The overall cash balance as of March 31 showed a balance in the checking account of \$1,211.71 and cash in the Branford Savings Bank of some \$5,000.00. On the basis of this, he felt that all expenses for the balance of the year would be paid for with a possible excess above the budget.

Mr. Edwards, for the Committee on Police, stated that as of this moment no actual raises for the men had been put in force, but felt that it might be forthcoming. In any event, this had been anticipated in his original budget. Should these raises not be put into effect, it was suggested by him that any excess monies be put towards the purchase of a new car. He stated that there were no problems with regard to the present manpower which had been doing an excellent job and saw no reason to foresee any problem in the future. He reported a hazardous condition north of the Pine Orchard School in the vicinity of the New Haven Railroad tracks where some of the young children in the area were utilizing a pond which had no outlet for their pleasure and apparently some of the embankment of the railroad tracks. It was pointed out that this was not property of the Association but owned by the Town and the best solution would be to call it to the attention of the Town authorities.

Mr. Swartz as Health Officer reported that in conjunction with the previous report made by Mr. Chatfield, Treasurer, that he had had very few problems, that when area residents failed to make payment for the collections involved, he had immediately notified the collector to cease collection until payment was made. He was commended for his very excellent job in this connection.

Mr. E. Brown with respect to the roads stated that no particular problem within the general area was serious enough to report other than the condition of the barrier at the easterly end of Island View Avenue as it deadended in the harbor area. This had resulted from a salvage job done this past fall at which time the barrier was replaced but not in sufficient condition to be safe. It was the concensus of all present that the problem should be pointed out to the contractor hired by the insurance companies involved with an immediate request for necessary repairs to put the barrier into reasonably safe condition.

The Clerk pointed out that there were a number of street signs within the Association area which needed replacing. Mr. Brown stated that he would make an examination of the area and report the missing signs in person to the Selectmen's office.

President then stated that the principal purpose of this meeting was to make changes in the present ordinances which had not been revised since 1942.

Whereupon, each of the ordinances was reviewed by all present and by unanimous VOTE the following action was taken:

#1 and #2 maintained in their present form.

#3 to be amended to read as follows:

No person shall drive any motor vehicle, ride a bicycle, or ride or drive any animal recklessly or in a manner offensive or annoying to the public or at a rate of speed in excess of the posted speed limits on any highway or street within the limits of the Association.

#4 (a) to remain unchanged.

#4 (b) to be amended as follows:

Within the limits of the Association, the laws of the State of Connecticut and the Ordinances of the Town of Branford as pertaining to the control of dogs shall be enforced by the proper officers of the Association.

#4 (c) and #4 (d) to be omitted.

#5 to remain as presently written.

#6 to be amended so that the second sentence shall read as follows:
No garbage shall be deposited or kept in anything other than fly-tight containers.

#7 to remain unchanged.

#8 to be amended so that the first sentence reads as follows:

~~No person shall permit the accumulation of refuse of any kind whatsoever upon the premises occupied, owned or controlled by him within the limits of the Association and all such premises shall, at all times, be kept efficiently clean.~~

The balance of the former section to be omitted in its entirety.

#9 shall be amended to omit the words "which permit shall expire on December 31 next after the issue unless sooner revoked for cause."

#10 to remain as presently written.

#11 to be omitted in its entirety.

#12 to be maintained in its entirety.

To substitute for #13 the following:

No open pools or other bodies of standing water which, in the opinion of the Health Officer, would be breeding places for mosquitoes, shall be permitted on any property within the Association limits from May 15th to October 15th of any year.

#14 to be omitted in its entirety.

#15 to be amended to read as follows:

No persons within the limits of the Association shall attempt to attract customers or patronage by loud cries, the blowing of horns, the ringing of bells, the use of loud speakers or other loud noises.

#16, #17, and #18 to be maintained.

To add a new ordinance as follows:

Any owner of real property within the geographical limits of the Association shall file with the Clerk of the Association a plot plan showing the location thereon of any building proposed to be erected or of any building now in existence to which any additions or alterations thereto are contemplated. Thereafter no construction shall commence until the Enforcement Board of the Zoning Authority shall have approved the plan as being in conformity with the zoning laws of the Association.

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
May 26, 1966

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., on Monday, June 6, 1966 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, J. E. Buza, S. R. Chatfield, F. H. Edwards, M. W. Goss, J. J. Kinney, J. Tweed, Jr., E. G. Swartz, and J. C. Usher.

The meeting was called to order by the President and the Clerk outlined the minutes of the previous meeting which were approved as described.

Mr. Edwards as Chairman of the Police Committee reported that there recently were a number of complaints and commissions of nuisance in the area which indicated that it would be advisable to add additional police protection earlier than usual, and that he anticipated that this would take place within the next two to three weeks. He stated that in view of the recent repaving of the streets in the area that it was impossible to properly paint the lines on the streets because the sanding on top of the paving was so heavy. It was pointed out that it was not the responsibility of the Association to take care of the traffic control lines since that was a matter of the Town's responsibility.

Mr. E. Brown stated that he had surveyed all of the street signs in the area and had noted those that were lacking and had advised the Selectmen's office which in turn said they would be replaced when proper funds were available.

Mr. Buza stated that on the northerly end of Meadow Wood Road where there formerly had been a drain, in order to accommodate new construction on a lot, apparently the Town had relaid the drain on the westerly side and had left open the drain on the street itself which had created a problem during heavy rainfall. The Clerk was instructed to write to the First Selectman to indicate our appreciation for the repaving work that had been done within the Association and to point out the problem with traffic control lines, street signs and the drainage problem on Meadow Wood Road.

Mr. Swartz, Health Officer, reported in considerable detail a meeting between himself, Mr. Greco, Mr. Buzzuto and Mr. Pinsky with regard to renewal of our Garbage and Trash contract. He stated that Mr. Greco and Mr. Buzzuto were adamant in demanding a very healthy increase over the present terms to the extent of \$100 per month. He stated that if it were impossible to negotiate this renewal contract at a lower level that it appeared that we had no other recourse than to accede to the terms as proposed. He indicated that he would make further attempts to negotiate at a lower level.

The Treasurer indicated that he believed he would have a modest balance as of June 30 which would include income from the trash collection north of the railroad tracks in the non-taxable area. The tax list based on the assessment list of the Town of Branford was presented and adopted. A proposed budget for the ensuing year presented by the Treasurer and Secretary was discussed in some detail and after a few minor changes was adopted as follows:

Police	\$11,100.
Garbage	4,080.
Rents	120.
Audit	150.
Insurance	600.
Repair Steps, etc.	300.
Legal and Zoning	100.
Salaries and Clerical	1,250.
Roads, traffic markings, etc.	600.
Postage and Miscellaneous	<u>300.</u>
	18,600.

It was pointed out that credited against the total should be an estimate of collections for garbage and trash north of the railroad tracks plus any cash balance on hand. The combination of these two was estimated to be \$3,700, leaving a balance to be raised from taxes of \$14,900. It was, therefore,

VOTED to lay a tax of 4 1/4 mills on the dollar on the Grand List of 1965 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 23, 1966 and said tax to be due July 1, 1966 and payable on or before August 1, 1966.

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 11, 1966.

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, 1966

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 11, 1966 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.

Chair then declared the polls open for the election of twelve members to the Executive Board and he appointed V. Hall Everson, III and A. B. Chisholm 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, 1966 which showed an excess of receipts over disbursements of \$575.21.

While the ballot clerks were tallying the vote, the President called upon chairmen of committees for their reports.

Mr. Swartz as Health Officer stated that in general there had been no serious problems. However, the collector within the area had demanded a substantial increase in his compensation over that of the previous year which finally had been compromised at a \$900 annual increase for the current year commencing July 1, 1966.

Mr. Edwards as Chairman of the Police Committee reported replacement of the old car; suggested all complaints with regard to boating activities should be reported to Headquarters; pointed out that there were a large number of bicycles being operated in the area and that the law required lights for those operating during the night. He also stated that there has been a considerable use of Crescent Bluff Avenue by children as a sort of playground and cautioned persons driving in the area to be extremely careful.

Mr. E. Brown, Chairman of the Committee on Roads, reported that the barrier at the easterly end of Island View Avenue had finally been replaced in a safe condition; noted that all roads within the area had been resurfaced and indicated that it was his hope that in the very near future identification of the street names now sadly lacking would be remedied.

Mr. Goss as Clerk reported that a new set of revised ordinances had been adopted and copies were available for all persons; that it would be the intent of the Executive Board to see to it that all of the existing ordinances would be enforced.

The President made a brief report to the effect that, with a few minor exceptions in connection with zoning, no real business of a serious nature had transpired during the past year due to the excellent supervision of all activities by various committees for which he extended his personal thanks. He pointed out that hedges on the property of Mr. C. E. Smith which had formerly constituted somewhat of a hazard due to its height and obstruction of visibility to the driving public had voluntarily been cut. He commended Mr. Smith for this act and suggested that other

members within the community follow suit.

At this point the ballot clerks reported to the Clerk who in turn reported that 48 persons had voted and that a majority had been cast for the following who are hereby duly elected:

Ernest G. Brown	Milton W. Goss
S. Dewey Brown	John J. Kinney, Jr.
Joseph E. Buza	Eugene G. Swartz
Sterling R. Chatfield	John H. Tweed, Jr.
Harry E. H. Cox, Jr.	John C. Usher
Frederick H. Edwards, Jr.	Walter A. Wallace

At this point the President called for general remarks from the floor.

Mr. Everson commended the work of the policemen within the area, particularly Mr. Hutchinson and Mr. ZuWallack, and suggested that if there should be any excess funds available that consideration of tendering them a week's vacation with pay be made.

Mr. Blakeslee made a motion which was unanimously voted that a vote of thanks be given by those present to the Executive Board for their activity during the past year.

Mr. Tweed as Fire Marshall stated that throughout the Town a problem had occurred recently by reason of the fact that the firemen had been called to several scenes in an attempt to retrieve cats in trees. He stated that this was not a duty or obligation of the Fire Department and in several instances, the men involved had been badly scratched. He suggested that if the cats were left alone they would eventually come to earth and if this did not appear to be the case, a call to the Humane Society should be made.

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
October 10, 1966

TO THE EXECUTIVE BOARD OF
THE PINEORCHARD ASSOCIATION

Gentlemen:

At the call of the President, there will be an 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 17, 1966 to elect officers and appoint committees, to hear and

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 statement of cash receipts and disbursements of The Pine Orchard Association for the fiscal year ended June 30, 1966 as submitted by the Treasurer, 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 statement of cash receipts and disbursements for the fiscal year ended June 30, 1966 as submitted by the Treasurer, correctly sets forth the cash transactions of The Pine Orchard Association for the fiscal year then ended.

A handwritten signature in cursive script that reads "Seward and Monde". The signature is written in dark ink and is positioned to the right of the main body of text.

July 7, 1966

THE PINE ORCHARD ASSOCIATION
STATEMENT of RECEIPTS and DISBURSEMENTS
Fiscal year ended June 30, 1966

Receipts:

Tax collections-current year assessment	\$13,466.84
Bank loans	6,000.00
Garbage and trash collection fees- outside taxing district	1,126.25
Interest on delinquent tax collections	13.39
Interest on savings account (Note 1)	<u>219.95</u>

Total receipts \$20,826.43

Disbursements:

Police department wages and expense	9,425.19
Repair of breakwater	2,150.00
Garbage collections	2,880.00
Repayment of bank loans	3,000.00
Salaries	750.00
Office clerical fee	500.00
Rent of garage	120.00
Roads and signs	537.89
Audit fee	150.00
Insurance	549.79
Postage and stationery	136.27
Dues and memberships	20.00
Interest	26.08
Safe deposit box rental	<u>6.00</u>

Total disbursements 20,251.22

Excess of receipts over disbursements 575.21

Cash balance, July 1, 1965 5,369.44

Cash balance, June 30, 1966:

Checking account, First New Haven National Bank	2,724.70
Savings account, Branford Savings Bank (Note 2)	<u>3,219.95</u> <u>\$ 5,944.65</u>

NOTE 1 - Interest of \$36.22 credited by the Branford Savings Bank on July 1, 1966 is not included.

NOTE 2 - On July 1, 1966, \$3,000.00 was withdrawn from the savings account and paid to the Branford Savings Bank for a \$3,000.00 note due on that date.

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

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, Buza, Chatfield, Goss, Edwards, Swartz, Tweed, Usher and Wallace constituting a quorum.

Meeting was called to order by the President.

The Clerk briefly outlined the minutes of the meeting held on June 6.

The President stated that it was in order at this time to elect officers for the forthcoming year as well as to appoint committee chairmen. After a brief discussion, 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. Dewey Brown

Robert Sherwood was reappointed to serve as a member of the Zoning Board of Appeals for a five-year term.

The following were appointed as committee chairmen:

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

Mr. Edwards stated that there was nothing of great importance to report with respect to the police operation other than to indicate that he was exploring the possibility of replacing our present car which he hoped to do within the budget as adopted. With respect to special coverage during the weekend of Halloween, he was advised that extra coverage should be available in the area commencing Friday and continuing through Monday evening.

The Treasurer stated that he had been having some difficulty in collecting taxes inasmuch as a number of taxpayers claimed that they had failed to receive the original bill and were balking at the interest assessed for failure to pay promptly.

Mr. Swartz stated that in general the trash and garbage collection was operating smoothly and that with minor exceptions during the past summer which ultimately were rectified everything seemed to be in order.

Mr. Brown stated that he was constantly rechecking the street signs and making reports to the Town authorities whenever any of them disappeared so that they might be replaced. He also has called the attention of Tree Warden to two trees that needed to be cut down in the vicinity of the Cox property which were located on Town property.

The following were appointed as Constables of this Association:

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

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 mailed to all of the Board, of which the following is a copy:

"Pine Orchard, Connecticut
 January 25, 1967

~~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, February 6, 1967 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"

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

The meeting was called to order by the President.

Minutes of the previous meeting were read and approved.

Mr. Chatfield, with respect to the taxes, indicated that his primary problem was in connection with collecting interest on delinquent payments; that while the overall interest amounted to very little in dollars and cents, under the statutory requirements, he was obligated to attempt to collect the same. He stated that his present practice was to accept any checks received for taxes, even though the same did not include the actual interest due. The Board felt that this was an appropriate practice and advised him to continue to do this, but he should attempt to collect any interest due on delinquent payments.