

SILVER LAKE INSTITUTE
Board of Trustees Meeting – October 21, 2023

PRESENT: Colleen Christmann, Bob Cook, Brad Huber, Tom Kraft, Jim Kwiatowski, Jeanne Owens, Kris Schultz

ABSENT: Kevin Colburn, Julie Hoffner, Jill Knitter, Peggy Phillips, Bill Schaefer

VISITORS: Craig Bateman, Grant and Nancy Lesswing, Linda McMurtry, Lisa Schiske, Diane Stevens, Joe Szwaczkowski

OPENING PRAYER: Tom Kraft

DECLARATION OF QUORUM: 7 of 12

VISITORS CONCERNS:

- Lisa Schiske (for Kelly McMurtry) discussing butterfly garden to be created behind the backstop at Bishop Burt Park. Kris explained grant opportunities. Lisa would like the grant completed by year-end. Space around the garden would need to be allocated for lawn maintenance. Project Butterfly Garden will not disrupt any existing landscape. *Motion made by Jim, Bob seconded, all in favor.*
- Linda McMurtry asked if boulder could be placed in Burt Park where the large tree came down. No cost to institute Linda will pursue all details.
- Lesswing to build sleeping porch on back of property. 34 Embury. Lesswing. Tom has viewed the property. *Motion made by Jeanne, Colleen seconded, all in favor.*

BOOKKEEPER/REGISTER'S REPORT – Craig Bateman

- Waterfronts all in
- Epworth Roof discussion regarding grant and invoice. Roof completed in 2-1/2 days. Check request has been signed and submitted. Plywood was credited to the invoice. Waiting for check to be cut and signed. Joe will provide photos for DASNY grant compliance.

Property Transfer

- Application for 2984(11) Hamline Avenue (Keenan Estate) from Todd Marshall/WNY Partner Holdings, Inc. This property is a foreclosure with back taxes due. House to be flipped with no rental. With approval, all back taxes would need to be paid as well as current taxes. Kris and Craig will propose letter. Motion made approving moving forward with back taxes paid. *Motion made by Brad, Colleen seconded, all in favor.*

Taxes 2023

- Two paying monthly - both current - no back taxes owed
- Seven outstanding letters have been sent plus calls – only one owes more than the current

Building Permit

- Jeff Johnson on Thompson Avenue requesting to build a lean-to type structure which is currently staked out. Tom has taken a look at the property with no concerns. *Motion made by Colleen, Jeanne seconded, all in favor.*

Tree Permits

- William Rushmore permit dated 9-25-2023 for 6967 Wesley Avenue (Gingerbread House). Two trees to be removed that are too close to the house. *Motion made by Bob, Tom seconded, all in favor.*
- Fred Schuknecht 3843 (14) Lakeview Avenue has one dead tree next to the telephone pole with wires intertwined within the tree. *Motion made by Brad, Colleen seconded, all in favor.*
- Diane Stephens 6991 (18) Hamline Avenue – one tree in backyard causing potential damage to roof. Joe will take a look at it. *Motion made by Brad, Collen seconded, all in favor.*

COMMITTEE REPORTS

Executive – Kevin Colburn

- The budget was approved at September meeting

Investments – Kevin Colburn

- We have not yet received the Q3 statement from The Community Foundation
- In September, we liquidated all investments held by World Choice
- We received a check of \$79,495.86 that was used to pay for the Epworth roof
- We have \$74.33 remaining in the WC account. This relates to dividends that were received post liquidation. Kevin will close this account next spring.

Legal Affairs – Kevin Colburn

- Kevin spoke with Devon in September and sent an email to everyone summarizing his discussion. Devon was going to review a couple of matters. Kevin expects to get an update from him sometime this month and will email a summary.

Spiritual Life - Larry Beeman

- No update provided for this meeting

Silver Lake Association – Peggy Phillips

- Ron Norton agreed to replace Joe Caputo on the Silver Lake Watershed Commission (SLWC)
- SLA to continue to seek dredging updates and push the sensible yard waste disposal policies

- Michelle Hess created the “Don’t Rake in the Lake” campaign
- Walker Road Bridge electrical power line relocation activities began September 2023
- Walker Road bridge replacement is planned for Spring 2024
- Harmful Algae Bloom (HAB) NYHABS is the official portal to all NYS HAB archives and reporting. If you see it, report it! <https://nysdec.maps.arcgis.com> You can also use this site to compare Silver Lake to other NYS lakes.
- Stay up to date on drought levels by checking the following website <https://droughtmonitor.unl.edu>
- SLA/CLEAN Golf Tournament is scheduled for Saturday, July 20, 2024 at the Club at Silver Lake. Looking for people to oversee this annual event as Joe Caputo has moved out of the area. If you are interested in helping, please contact Bob Capurso at rgcapurso@gmail.com
- SLE Sponsorship combined SLA and CLEAN for \$500 donation

Playground - Peggy Phillips

- No new report at this time
- Committee will meet over the winter to discuss further projects

Programs – Julie Hoffner

- Not much to report from the last meeting
- The program for the 2024 season is complete
- The ACWC grant is complete and has been submitted

Grounds – Jill Knitter & Kris Schulz

- Areas located at corner of Camp and Lakeview, several bad areas on Thompson, and upper Hedding have been repaved. Hedding involved contouring top of Hedding and Thompson to direct water flow. Completed by Hulme.
- The plan for next year is to add a storm drain at the NW corner of Jane and Hedding. This is to prevent continued erosion.

Lakefront – Jill Knitter

- Docks in the Marina have been removed as well as hoists. Chip Hendrickson will be putting hoists in and removing them with the help of several resident volunteers for the foreseeable future.

Treasurers Report – Jill Knitter

SLE	\$ 11,563.29
Rental Fees	\$ 7,503.00
Reserve	\$ 1,170.31
Epworth	\$ 50.00
<u>General</u>	<u>\$185,810.48</u>
	\$206,097.08

Grants – Brad Huber

- SUBMITTED: Pomeroy Grant – Sea Serpent historic marker – APPROVED – the metal marker and pole will arrive this winter and be kept hidden until the unveiling ceremony in the spring. Bob Murphy will plan the ceremony on the greenway.
- REDC CFA Grant – \$300k Epworth groundwater mitigation plus French Drain – WAITING. We submitted on July 26, will be notified in December.
- CFGB Arts & Culture Grant – \$15k to hire a marketing/event consultant – WAITING. We submitted on September 13, will be notified in January.
- Preservation League TAG Grant – \$4k Building Condition Report for Stoodly. Submitting on October 17. Notification possibly in January.
- DASNY/SAM grant from 2018 for the Epworth roof and building repairs \$100k – Landmark society and Senator Cooney are helping push for this funding. Noticed one of Borrello’s district’s DASNY applicants dropped off the online/updated applicants list (Dunkirk). I contacted them to see if they received funding for their senior center. They did not, and they’ve given up hope.
- UPCOMING: There are currently no upcoming historic preservation grant opportunities.
- Found a photo of our old SLI signs with Christian crosses on an old SLI Facebook. Colleen found a way to remove it. This helps keep our online presence consistent, supporting our grant work.

Long Range Planning – Bob Cook & Tom Kraft

- No update provided for this meeting
- Six engraved bricks are ready to be submitted

Rules – Tom Kraft

- We have not met, but we have discussed a tree planting rule by e-mail. (to be added to 3.1.11):

Any trees to be planted on Institute property, including the park, right of ways, the greenway and leased waterfronts, or the property around Hoag, Study, and Epworth, require permission from the grounds committee. Bushes on leased waterfront properties are to be trimmed no higher than 40” above the greenway and trees no lower than fifteen feet above the greenway. The Institute has the right to trim or remove any plantings on any Institute property including leased waterfront spaces.

- Revise the private tree permit application to include a 1:1 replacement or \$50 donation. *Motion made by Jim, Brad seconded, all in favor.*

Hoag – Jim Kwiatkowski

- Met with Chuck Dusel at Hoag to get a status update on the building
- Reviewed the Hoag Condition Assessment Report. The building will need extensive repairs in the future. This report is quite extensive and lists repair items on an

Urgent/Essential/Desirable basis. Many repairs are dependent upon other repairs being accomplished first. We need a meeting with a structural engineer to determine what repairs may be needed and to prioritize all repair work. Current Gutter system was built by local folk with incorrect sizing. Building needs new rain collection system. Building is moving at the water table. Foundation stones are not connected affecting support. Jim suggests hiring a structural engineer. Proceed with getting bids. Introduce potential grant opportunities to offset. Foundation would be approximately \$45K. Total improvements could be approximately \$220K.

- Met with Fred Schuknecht regarding artisan use of Hoag. Of particular interest is the way these artists are displaying their work. Over the years, the artists have placed small nails in the first floor walls to display their work. These nails have been placed between the wooden joints to minimize damage to the walls. An option is to purchase an Art Gallery wall hanging system at a cost to the institute. There is a current rail with hangers. Jim to coordinate with Fred to options for purchase. Jim will come back in spring with options or email during off-season with approval.

Stoody – Kathy and Bill Schaefer, Bonnie Bright & Loren Penman

- No update provided for this meeting

Silver Lake Experience 2024 – Kathy Schaefer

- No update provided for this meeting

Epworth – Colleen Christmann & Jeanne Owens

- No update provided for this meeting

Communication – Colleen Christmann & Jeanne Owens

- The New Cottage Owners Meet & Greet is planned for June 2024. This is now an annual event.
- The Blue Dock sign need additional information added to them. "SLI Residents ONLY, Children must be supervised, Swim at Own Risk." Plans are to add this information to the existing blue signs using stencils.
- A calendar has been added to the SLI Website. Dates for programs, events, buildings, Blue Dock and Burt Park use will be added as they are requested. Continue to follow booking procedures through Craig Bateman. Board and Committee Members are first in line, then to Asbury, then to residents, and lastly non-residents.
- Work on a History Page to replace the current Wikipedia listing will be done over the winter.
- Glynne found a photo of the old SLI sign with the cross on a dormant SLI Facebook page. Colleen was able remove the pic. This helps keep SLI's online presence consistent while supporting the grant work.
- A Forms tab could be added to the website to include Rental, Building, Tree Removal, etc. Could work on these over the winter.

History & Preservation –Brad Huber

- Although we have not met since the summer we have been working to:
 - 1) Identify grants that can be used to extend and re-inventory the SLI Historic District
 - 2) Create a video presentation which will explain the current historic district and boundaries, purpose of tax credits and how residents may access them which can be played on demand
 - 3) We continue to work on identifying and putting into place a system to digitally scan and store SLI artifacts and records
 - 4) Wood Window Workshop was a success, lessons were learned and we hope to do two sessions next summer
- There was some residual labor needed after the Wood Window Workshop. All the windows which are in the basement at Epworth were left to cure and should be ready for reinstallation at this time. There are a few windows left which are currently being glazed and painted at Stacy's workshop in East Aurora and two sash which were so badly damaged they were sent out for more substantial repairs. The end is in sight!
- Brad discussed about four windows on the west wall. There are leaks but there is hesitancy to fix these windows without gutter drainage being fixed. Brad and Stacy would like to have another workshop next July. 50% of the east side will be completed. Finish the east façade. At the end of the third workshop, sash to be addressed but does not include trim and sash. Drainage is causing more damage to these areas. Kris explained that two or three options were brought up. Direction should come from the Epworth Committee. Yearly maintenance should be considered.
- Joe and Tom are willing to go take a visual look to see what could be done to at least make them watertight over the window. Entire group in favor.
- Colleen offered the suggestion to reach out to the Perry Central School District, BOCES, Warsaw Central School District to assist.
- Brad to send email to all board members and committee chairs to suggest Building Committee to encompass all three building.

OTHER BUSINESS

- Tree Permit updates to form regarding fees and terms – Brad Huber
- All Board member to sign conflict of interest policy
- Board members to reach out to committee chairs to create reports to be submitted for board meetings
- Discussion for winter meetings – all board members can be included for Zoom. A summation to be created for off months.

Motion to adjourn to Executive Session at 11:15pm.

Motion made by Jeanne, Kris seconded, all in favor.