

LAKE PARSIPPANY PROPERTY OWNERS ASSOCIATION



news + views



SPECIAL EDITION

9.08.2023

9.10.2023

CANDIDATES
NIGHT

VOTE

7:30pm-10:00pm
Online Zoom
Event

9am-3pm

LPPOA
ELECTION 2023



LAKEparsippany

property
owners
association



LPPOA BOARD OF DIRECTORS

PRESIDENT
PULKIT DESAI

VICE PRESIDENT
NIRAV PATEL

SECRETARY
DAN NAZZARO

TREASURER
NISHAN SEAL

**FINANCIAL
SECRETARY**
TARAK BHATT

**DISTRICT 1
(DREWES BEACH
AREA)**

Rinam Shah
Manisha Mansuria
Manoj Patel

**DISTRICT 2
(JOHNSON BEACH
AREA)**

Darshana Kalavadia
Barbara Perentin
Jagdish Prajapati

**DISTRICT 3
(JORGES BEACH
AREA)**

Don Phelps
Raul Carandang
Mousami Shah

**DISTRICT 4
(HOFFMAN BEACH
AREA)**

Deepa Tailor
Mary Free
Thomas Wall

**CLUBHOUSE
RENTAL AGENT**

Marissa May
clubhouserental@
lake-parsippany.org

MEMBERSHIP
lake-parsippany.org

PROPERTY MANAGERS

PHONE 973-887-4947

JIM MCCANN
jim.mccann@
fsresidential.com

ANGELA POMPONIO
angela.pomponio@
fsresidential.com

NEWS & VIEWS

EDITOR
Darshana Kalavadia

CREATIVE DIRECTOR
Neha Shah

CONTRIBUTORS
Pulkit Desai

Cover photo by
Neha Shah

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Owners Association-
LPPOA OFFICIAL PAGE

Other information like
water test reports,
meeting minutes,
budgets, events, activities,
membership information,
and lots more can be
found on our website
under NEWS. It's a great
site to get accurate up to
date information about
our community.

If you are not receiving
email from the LPPOA,
please make sure to
renew your membership
and update your profile
with the correct email
address.

Don't forget to check
your spam folder in case
of any unwanted filtering.

Visit our Help page
for profile updating
assistance

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Lake Parsippany Property Owners Association-LPPOA OFFICIAL PAGE

Please have your current year badge for admission to all meetings and events at the clubhouse

The LPPOA Board of Directors will be taking action at all monthly meetings as it relates to financial, operational changes and management of the lake.

VISIT US ONLINE WWW.LAKE-PARSIPPANY.ORG

ELECTION AND ANNUAL MEETING ANNOUNCEMENT

As per the Bylaws of the Lake Parsippany Property Owners Association, the 2023 Annual Meeting of the membership and annual Election of officers and trustees will take place on Sunday, September 10th. All Properties having been deemed in good standing (that is having paid all outstanding dues, fees and fines) are eligible to vote.

Voting will take place Sunday, Sept. 10th between 9am and 3pm EDT via electronic means only. Those unable to vote electronically may come to the LPPOA Clubhouse (701 Lake Shore Dr, Parsippany, NJ) for assistance during the designated voting hours. You must bring your Election Buddy voter postcard AND proof of ID property ownership.

We have hired Election Buddy to conduct the election. You will be able to vote from your own electronic device (computer, tablet, cellphone or like device). This is your community, and this is your opportunity to help make things happen. Please vote.

PLEASE VOTE!

The Annual Meeting of the Membership will take place at Noon on Sunday, Sept 10th via Zoom. Zoom meeting info will also be posted on our LPPOA website.

Topic: LPPOA - Annual meeting

Time: Sep 10, 2023 12:00 PM Eastern Time
(US and Canada)

Link: <https://us02web.zoom.us/j/86832056646?pwd=R2NtaHpENjRyZDIUMUorZXhVelo2UT09>

OR: 301-715-8592 or 305-224-1968

Meeting ID: 868 3205 6646 **Passcode:** 844994

Your vote is important to obtain a quorum. It is important that you take an active role and participate in this election by supporting the people you feel will be responsible and effective in the process of managing Lake Parsippany Property Owners Association, Inc. We look forward to your participation in the Annual Election Meeting! PLEASE VOTE! If we do not receive enough ballots, the Association must reschedule the meeting and pay additional processing and mailing costs!

Please attend the Annual Meeting and support your Association. Thank you.

Very truly yours,

Board of Directors and Election Committee
Lake Parsippany Property Owners Association,
Inc.

CANDIDATES

All property owners may vote for the following Officers or write-in option

VICE PRESIDENT

Marissa May

Nirav Patel

TREASURER

Nishan Seal

RECORDING SECRETARY

Daniel Nazzaro

For District Representative, you will see and vote for the candidates only in your district or write-in option.

Each district is represented by 3 directors with 1 position open every year.

DISTRICT 1

Bill Sempier

Rinam Shah

(1 position open)

DISTRICT 2

Deepak Chandak

Jeff Starr

(1 position open)

DISTRICT 3

Don Phelps

(1 position open)

DISTRICT 4

Sebastian Ostolaza

Deepa Tailor

(1 position open)

CANDIDATES FOR VICE PRESIDENT

Marissa May, Nirav Patel



Marissa May

My name is Marissa May. I am happily married and a mom to two beautiful girls. I am a kindergarten teacher, a girl scout leader, the vice president of the Eastlake School PTA and the secretary of the Little Viking Cheerleading program. I have been a member of Lake Parsippany for 13 years. I am very involved in our lake community and currently a member of the ladies' club, craft club and book club.

I have been the clubhouse manager of the Lake Parsippany Clubhouse for the past 2 years and also sit on the club license committee team.

As a lake member I have always attended board meetings, volunteered my time, participated in lake events, and learned about how the lake/community is being maintained and run. During my tenure as the clubhouse manager, I have gotten to know many members and now I want to do more to help enhance our lake community. I want to be a bigger voice for the community. I want to ensure equality for the membership. I want to increase awareness about our lake and offer more opportunities for member engagement. I will take the time to make sure member questions are answered and that all voices are heard. I will attend meetings in person, so I am seen and present for our membership. I will assist in bringing back the beauty to our beaches and love for our lake community.

**Candidates For Vice President
(Cont.)**



Nirav Patel

Hello Lake community Members,

My name is Nirav Patel, and I have been a resident of Lake Parsippany for the past twenty-three years. I am a happily married father of two children who attend schools in Lake Parsippany. I am an engineer by training and work for a leading international flavors and fragrances firm. I was initially drawn to this area by the scenic community and its friendly residents. This has not changed over two plus decades. In 2020, I was part of the team that conducted a financial review of the LPPOA. In 2021, I was part of the team that designed and executed distributing of membership cards.

In 2021, the Lake Parsippany community entrusted me with the role of Vice-President of LPPOA where my focus has been on improving relations with the township, on-boarding a property management firm and prioritizing repairs around the lake given our limited resources. My initial run was driven by desire to secure voting rights and equal representation for all residents within the LPPOA tract. If re-elected, I will continue to focus on optimizing the LPPOA's operations, including the incorporation of novel technology solutions that are seamless for end-users. I will work hard for my family, your family, and the entire community. Thank you for considering my candidacy.

Thank you!.

CANDIDATE FOR TREASURER

Nishan Seal



Hello Lake Parsippany Members,

My name is Nishan Seal, I am currently a CFO for a private equity fund and have over 15 years of experience in accounting and finance for private equity and hedge fund structures. I received a BA in Economics from Rutgers University and an MBA from NYU Leonard N. Stern School of Business with a focus on Accounting and Corporate Finance. I am running for treasurer because I was asked by the President of the LPPOA to help strengthen the LPPOA's financial management practices. I was appointed approximately 8 months ago and am currently working on the first independent financial audit in LPPOA's history. I am also working on revamping the financial reports to provide important financial information on a timelier manner and to also increase transparency for both the board and to the LPPOA community.

Thank you!

CANDIDATE FOR RECORDING SECRETARY

Daniel Nazzaro

My husband and I purchased our first home together in Lake Parsippany in October of 1995. We were chased off Lake Property a few days later by a badge wielding lunatic just a few days later. We had no idea that there was an association, that there was 'membership' or anything else about the community. For several years we occasionally looked for information about the community but were unable to find it. Neighbors had little information and no one approached us unless we walked on lake property at which time the badge wielding madman seemed to appear out of nowhere. One Spring day in 2002 while being accosted by the madman a very nice lady admonished him and took the time to tell us about the LPPOA. We eventually made it to a board meeting that fall and asked the question "Why do we want to join your association"?

We joined in the 2003 season - we had no boat, neither of us fish and only one of us is interested in swimming outside of a pool. We figured we would see what they have to offer. There were a number of nice social events, the beach was too 'kid focused' for us but the sailing club had me hooked. In 2006 I was asked to join the board and help with Membership. It has been my goal over these years to help reduce if not eliminate the less welcoming attitudes of the LPPOA. Under my leadership as the Financial Secretary from 2007 to 2019 my team and I have found ways to make Membership more welcoming. We have expanded our membership drive dates to include January 1 mail in dates, added in cost savings for membership (Super Early Bird rates) and advocated for more open and inclusive events.

I want this community to be a place that welcomes everyone, that does not need to agree with everyone. A place where we can live in respect of our differences and celebration of our accomplishments. When Sandy destroyed our home in 2012 we were fortunate enough to find our new home just 10 doors down. It allowed us to become foster parents and raise a family here to share the joy of this community.

I do not believe that we will always agree, but in the conversation and in the different perspectives we will find a path. That can only happen with open conversation, a willingness to listen and to be moved.

As a 25 year manager at UPS in Information Technology I have tremendous skill in working with large organizations, leading teams as well as being a team member and in communicating across large audiences with different objectives and different perspectives. I am one of the more vocal members of the board (though some have said too vocal) and as Recording Secretary I will continue in my advocacy for a consistent policy and open communications.

CANDIDATES FOR DISTRICT 1

Bill Sempier, Rinam Shah, (1 position open)



Bill Sempier

My name is Bill Sempier, Pirate Bill to the kids at the beach. Lake Parsippany has been my family's home since 1934. I spent all my summers here until finally purchasing a home to raise my family in 1984 with my wife Dawn.

I have been an active member of our lake community over the years, participating in so many events, clubs, sports team, and activities. I served the community as a Board member as well as past President.

I am currently serving on the bylaws and lake maintenance and vitality committee. I provide council to the current President as we discuss lake matters frequently.

I am now serving as President of the NJ Coalition of Lake Associations which is a great venue to share information and learn from nearly one hundred lakes across New Jersey.

For the past 10 years I have led a mission team to Appalachia serving in Kentucky West Va, Tennessee in some of the poorest areas in the country to help do home repairs.

As YOUR District 1 Representative I want to collaborate with you to foster a real spirit of community as we work towards a great future for our lake community.

**Candidates For District 1
(Cont.)**



Rinam Shah

Hello Lake Parsippany Community,

My name is Rinam Shah, and I have lived in the Lake Parsippany community since 2016. I am currently running for re-election for the position of Director of District 1. I was first motivated to serve on the LPPOA board so that I could fight for voting rights and equal representation for all members within the Lake Parsippany community. In my three years on the LPPOA board, I have worked hard to engage all members of the community, especially those that were neglected for many years. Given my professional background as an environmental engineer, I have naturally gravitated towards ensuring lake vitality, with a focus on storm-water and waste-water management.

I am raising my family in Lake Parsippany, including a 2-year-old son. I have a vested interest in ensuring Lake Parsippany is the place to be for all families. If given the opportunity via re-election, I would like to continue my efforts serving the Lake Parsippany community for an additional three years. Thank you for your consideration.

Sincerely,

Rinam Shah

CANDIDATES FOR DISTRICT 2

Deepak Chandak, Jeff Starr, (1 position open)



Deepak Chandak

Hello Lake Parsippany District 2,

I am Deepak Chandak, and it has been my pleasure to be your resident neighbor and community member at Lake Parsippany for 11 years. I have started a family here with my wife and our two children attend local elementary schools. For me, as the father of two young children and a dog, the lake holds a very different significance. Cycling around the lake with my kids and walking my dog are two of my favorite things to do. In my professional life, I am the Senior Director of Product Management at Tapestry, where I have worked as a collaborative leader, growing the business strategically and fiscally.

My academic background includes a master's degree in industrial management from Clemson University and a bachelor's degree in industrial engineering from Nagpur University.

Thank you!

**Candidates For District 2
(Cont.)**



Jeff Starr

Hello Lake Parsippany District 2,

My name is Jeff Starr, I have lived in Lake Parsippany for 15 years and truly enjoy calling this community home. Throughout that time, I have engaged in many lake activities with family and friends, volunteer opportunities, even a brief board position within the association. I am a member of the bylaws committee, working with other volunteers, legal counsel and the board. I also volunteer on the technology committee, helping in any way needed. In June of 2023, I received one of the volunteers of the year awards for my contributions to the LPPOA. Additionally, I am a past Board Member of a Condo Association in Bergen County, NJ. During that time, I was able to work with the residents to identify priorities and manage differing opinions to foster ideas that all sides could agree upon, all while be fiscally responsible with our budget. I volunteer my time in town by coaching youth sports and in other professional organizations outside of work. With my qualifications, I believe if given the chance to represent you as your District 2 representative we can continue to keep our community thriving and vibrant.

Thanks!

CANDIDATES FOR DISTRICT 3

Don Phelps, (1 position open)



Don Phelps

I have lived in Lake Parsippany since 2003 and have served as a District #3 Representative on the LPPOA Board of Trustees on and off since 2014, having volunteered on the Lake Patrol Committee, as Open House Chairperson, Beach Manager Liaison and most recently on the Events Committee. My career is an administrator at a college managing the campus life program, planning events for the students. When my children were younger, I served as a both baseball and football coach.

CANDIDATES FOR DISTRICT 4

Sebastian Ostolaza, Deepa Taylor, (1 position open)



Sebastian Ostolaza

My name is Sebastian Ostolaza and I want to be your District 4 Representative.

I have lived in Lake Parsippany as a Premium Member for over 10 years. During this time, I have been an active member and have participated in many activities such as events, sports, clubs, and committees. I have volunteered my time as an active member for the benefit of the LPPOA and its members since moving to this community.

My participation within the LPPOA includes being president of the Men's Club. We conduct various fundraisers and events for the benefit of the LPPOA. I participate in HUB Lakes sports by Coaching our Darts Team and being a member of the Horseshoe Team. I am also serving on the Bylaws Committee with other members of the community. I also contribute articles to the News

& Views on the history of Lake Parsippany by researching in libraries, books, and newspapers. My favorite is hearing stories from people who have lived here most of their life in my spare time. Call me crazy but I find the place I call home to be very interesting.

Volunteering is something I enjoy, especially preserving our natural resources for current and future generations to enjoy. That is why I am currently serving on the Board of Trustees for the New Jersey Coalition of Lake Associations (NJCOLA). We have about 100 lake memberships committed "To protect and improve the water quality and recreational heritage of New Jersey's lakes for current and future generations through the fostering of public education, exchange of information, community dialogue, and collaborative efforts among lake associations."

Your vote is your voice, use it. You are the LPPOA. This is your lake property, and it should be taken care of. Many of us are frustrated and feel ignored. Our beautiful property has been neglected and is in desperate need of maintenance. As your District 4 representative, I will be your voice!

**Candidates For District 4
(Cont.)**



Deepa Tailor

Hello members, my name is Deepa Tailor, and I am running for the position for Director of District 4.

I have lived in the Lake Parsippany area since 2007. I am a computer engineer by training and a seasoned Senior Solutions Architect with over nineteen years of information technology experience. For the last eleven years, I have volunteered at a community temple every Sunday for the religious education of teenagers and young adults. I ran in the 2020 LPPOA election for the position I currently hold and since then, have been an integral member of the board. I have worked with current and former board members to bring about the changes we have seen in LPPOA operations.

Since joining the board, I have been part of the communications, membership, events, and technology committees along with fulfilling other

responsibilities of being part of the board.

For the membership committee, I have spent countless hours for membership material preparation and distribution. On the communication committee, I have managed timely and effective communication for various events/activities and other updates to community members. In addition, I work with various members of the events committee to plan and execute on various events being offered with the explicit purpose of bringing the Lake Parsippany community together. Finally, for the technology committee, I endeavor to ensure information is published on the LPPOA website in a timely manner.

I am looking for the community's support to reelect me for this position whereby I can continue to volunteer for the betterment of the entire lake community. Thank you very much.

WEBINAR INFORMATION FOR THE CANDIDATES NIGHT

Moderator : Kamal Joshi

Hi there,

You are invited to a Zoom webinar.

When: Sep 8, 2023 07:30 PM Eastern Time (US and Canada)

Topic: LPPOA - 2023 Candidate Night

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/81624518000?pwd=Q0FEenFwZk0zTVZEemZrUmc0Y0ZJdz09>

Passcode: 694005

Or One tap mobile :

+16465588656,,81624518000#,,,,*694005# US
(New York)

+16469313860,,81624518000#,,,,*694005# US

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

+1 646 558 8656 US (New York)

+1 646 931 3860 US

+1 301 715 8592 US (Washington DC)

+1 305 224 1968 US

+1 309 205 3325 US

+1 312 626 6799 US (Chicago)

+1 669 900 9128 US (San Jose)

+1 689 278 1000 US

+1 719 359 4580 US

+1 253 205 0468 US

+1 253 215 8782 US (Tacoma)

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Webinar ID: 816 2451 8000

Passcode: 694005

International numbers available:

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<https://us02web.zoom.us/j/81624518000?pwd=Q0FEenFwZk0zTVZEemZrUmc0Y0ZJdz09>

MEET THE CANDIDATES

Moderator : Kamal Joshi

Agenda and Information:

Hello LPPOA Members:

To aid the community in getting to know the candidates, the Elections Committee has arranged for a "Meet the Candidates" event on Friday evening, Sept 8th from 7.30 pm to 10:00 pm via zoom. This will be your opportunity to hear from the candidates and ask questions.

This communique provides the details and process for how the meeting will be conducted. We will open the room to the community promptly at 7:30 pm. Each candidate will be given 3 minutes to introduce themselves and provide an "opening statement." Following that, we will give each position 15 minutes for Q&A from the community.

The membership will be asked to type their name, street address of the property they own, and questions into the chat and the moderator will present the question to the candidate(s). Candidates will be given 2 minutes to answer the question so we can get multiple questions and have time for multiple candidates to respond.

We will ask the members to keep to 1 question per candidate. We will also ask that they use the honor system to only ask questions to the three leadership positions and candidates for the district in which they live. The Elections Committee will attempt to police this but cannot guarantee out of district individuals will be allowed to ask a question of a candidate they cannot vote for.

Election Committee members will MC and moderate the meeting.

Please note, we will be using the mute function if a candidate's response exceeds the allotted time.

Meet the Candidates (Cont.)

Here is the agenda for the evening:

- 7:30 – The membership is allowed into the room.
- 7:30 – Election Committee opens the meeting with 5 minutes of welcoming and explanation of the proceedings.
- 7:35 – Candidates begin opening statements in the following order (up to 3 minutes per candidate. Note – where there are multiple candidates for any position, you will be called upon in alphabetical order by last name)
 - Vice President
 - Treasurer
 - Recording Secretary
 - District 1
 - District 2
 - District 3
 - District 4
- 8:10 – Questions for Vice President
- 8:25 – Questions for Treasurer
- 8:40 – Questions for Recording Secretary
- 8:55 – Questions for District 1
- 9:10 – Questions for District 2
- 9:25 – Questions for District 3
- 9:40 – Questions for District 4
- 9:55 – Election Committee will thank everyone and close the meeting.

*If there is enough interest and candidates are willing to go longer, we can keep the room open and moderated for an additional 30 minutes of Q&A with the goal of addressing questions that were not addressed in the earlier segments for each position.

Some additional comments:

- We expect professionalism and decorum by all present at all times
- At no time will the membership’s microphones be enabled (unmuted).
- ALL questions will be entered into the chat function of zoom and presented by the moderator to the candidates.
- This is NOT a debate. You are to address your answer to your actions or plans only. You will not be allowed to rebut or respond to other candidates’ answers.
- No one will be allowed to speak negatively of anyone else during the proceedings. First offense will be cause for you to be muted. Second offense will be cause for you to be removed from the meeting.
- Disruptive members or “zoom bombers” will be removed from the meeting.
- If questions for any position finish in time less than 15 minutes, we would move on to the question for the next position in the agenda to make sure we finish on time.

VOTE 9.10.2023
9am-3pm EDT



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