

**BOARD OF TRUSTEE MEETING
SATURDAY FEBRUARY 19, 2022, AT
8:30 A.M. CLUBHOUSE 2**

PRESENT: President Dave Sanfason, Vice-President Michael Fitzpatrick, Trustee George Fowler, Trustee Phil Oreto, Trustee Alan Martel, Trustee Mary Singelais, Trustee Megann Exley, Trustee Mark Berry, Trustee Scott Davis, Public Works Supervisor Dale McMillan, Security Officer Carol Carey, and Amy Harris, Director of Finance and Administration

CALL TO ORDER: The meeting was called to order at 8:28 am.

APPROVAL OF MINUTES

MOTION: Trustee Sanfason moved to accept the January 15, 2022; Board of Trustee Meeting Minutes as presented. Seconded by Trustee Singelais. **The motion passed unanimously.**

APPROVAL OF EMAIL VOTES

MOTION: Trustee Fowler moved to accept the email votes for the purchase of the flatbed. Seconded by Trustee Exley. **The motion passed unanimously.**

TREASURER'S REPORT

Trustee Fowler reported that as of the end of January, the Overall Budget was 72.88% spent, the Operating was 72.15% spent and we are 75% through the Fiscal Year. The Operating Account showed a balance of \$40,326 the CD Money Market Account had a balance of \$1,205,688 and Petty Cash showed a balance of \$300 for a total of \$1,246,315.

MOTION: Trustee Martel moved to accept the Treasurer's report as presented. Seconded by Trustee Exley. **The motion passed with Trustee Fowler abstaining.**

DIRECTOR OF FINANCE AND ADMINISTRATION

Amy Harris reported:

- **Water Shut Off Notices:** We sent out 56 notices in January and turned off one which was turned back on. In February, we sent out 70 notices.
- **Collections:** For the month of January, we collected \$4,000 in bank collections and \$2,000 from the collection agency. We need to write off the outstanding balance on Lot B191 from the bank collections this month.

MOTION: Trustee Martel made a motion to write off of \$979.45 on Lot B191. Seconded by Trustee Fowler. **The motion passed unanimously.**

- **Town of Waterboro:** They will be auctioning some lots in the summer. They are not going to be offering to abutters.
- **Newsletters:** Due by March 18th for the Annual Mailing.

SECURITY OFFICERS REPORT

Carol Carey reported:

- No tips on the hydrants.
- Dirt bikes racing around.

PUBLIC WORKS SUPERVISORS REPORT

Dale McMillan reported:

- **Water break:** There was one break on Leisure Lane this month.

- **Truck repairs:** The shop repairs continue: the FL80 had a rear drum replaced; the Mercedes had the same issue (caused by chains and sanding); wiring on the FL80 needed to be replaced for an inspection sticker.
- **Roads:** The recent weather has made lots of mud; we need to get some gravel into the roads.
- **Snowbanks:** We have done some pushing back of the snowbanks on New Dam Road for visibility.

OLD BUSINESS

Approval of FY23 Budget

Amy advised that she made an adjustment from Future Reserve contribution to the Heat GL for amenities as we are currently over budget.

MOTION: Trustee Fitzpatrick moved to approve the FY 23 Budget as presented; dues will be in the amount of \$1,110.00 for a house, \$775.00 for an undeveloped lot and \$170.00 for an extra lot and to set the interest rate at 15%. Seconded by Trustee Martel. **The motion passed unanimously.**

NEW BUSINESS

Lot 2014 – Request to build on slab

The contractor and member for Lot 2014 presented details about building their home on a slab with frost wall. **MOTION:** Trustee Sanfason moved to allow Lot 2014 to build on a slab. Seconded by Trustee Oreto. **Motion passed unanimously.**

COMMITTEE REPORTS

Water Committee

President Sanfason reported Well 3 is on hold until spring.

Road Committee

Trustee Davis reported we are prepping for potholes this Spring.

Lake Improvement Committee

Vice President Fitzpatrick reported they are getting ready for the season.

Recreation Committee

Trustee Singelais reported the next event is in May, the Ice Cream Social.

Equipment Committee

Trustee Berry reported there is nothing new; Dales guys have done an excellent job with what they have.

Members Concern

Richard Crotty, Lot 0351: He uses the fitness center and pools and although he is not usually here in the winter he think a lending library may help people feel more at home. He would also like a clock in the pool room at Clubhouse 2 and stairs instead of the ladder. He really likes the crew and hopes we take care of them. Would like to see appointments lifted. Trustee Fitzpatrick said we currently have a lending library at Clubhouse 2 and there is a clock in the pool room. He adds that we take very good care of our employees. The Board will be reevaluating COVID restrictions next month. We will investigate options for stairs/railings/chairlift at Clubhouse 2.

MOTION: Trustee Martel moved to adjourn. Seconded by Trustee Exley. **The motion passed unanimously.**

Meeting adjourned at 9:21 a.m.

Nanette Walton, Recording Secretary