

UNAPPROVED UNTIL NOV 5 2015 MEETING

KNOLLCREST TAX DISTRICT MONTHLY BOARD MEETING – OCTOBER 1, 2015

At the Windmill

Board in Attendance: C Franklin – President, M Cronk – Vice President, K Cullen – Treasurer, P Johnston – Secretary, P Naryniecki – Roads Director, E Sears – Marina Director, A Magoon – Property Management

Board Absences: J DiFranco – Beach Director, S Plante – Water System

Quorum Achieved

Guests: 2

KTD Secretary records all meetings.

Guests Recording: Lee Scott, Betsy Delaney

Motion to approve September 3, 2015 Monthly Board Meeting Minutes made by P Naryniecki, seconded by M Cronk. All others in favor – motion carried.

Treasurer's Report

K Cullen provided balances in bank accounts. Financial reports were provided as of October 1, 2015. 15 Residents still owe tax money or marina fees.

Major change proposed to send 2 of the community mailings electronically: Proposed budget (2 pages) and financial statements. **Still waiting on Atty Smith's answer and will discuss again at Nov 5 meeting.**

Beach

J DiFranco sent notes to President. Ropes have been removed. Docks staying out until as long as possible – safer in water than on beach for now.

Property Management

A Magoon – addressing new agreement with Excel for property maintenance. Sought clarification on vendor procedures. Obtaining updated insurance certificates also – will submit at next board meeting.

C Franklin requested that consideration be made to place an advertisement in paper looking for handyman help due to volunteers being unable to complete the projects they took on.

P Johnston requested that Excel send invoices to the Board email address or mail to PO Box due to the lack of receipt of invoices.

A Magoon will be putting up fall decorations similar to last year.

Marina

E Sears reported that a Zebra Mussel Hotel was vandalized. The rope was cut off the dock.

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Spoke with Mark Howarth of CLA about buffer garden. Looked up all the vendors provided to install buffer gardens – architects, not landscapers, very expensive. Suggested Ryan Krompinger of Country Doctor. E Sears going to nursery to try to pick out plants on Saturday.

Secretary's Report

P Johnston updated to 1and1 domain account and provided her personal credit card number for renewal (the board does not have a credit card).

P Johnston provided recap of community emails received and action taken.

P Johnston presented a petition that was received at PO Box. Forwarded to Attorney Richard Smith for guidance on handling.

C Franklin submitted extra stamps returned from former secretary E Deleo. They were given to Treasurer K Cullen for her use.

Roads

E Sears mentioned that the end of Crestway was torn up by a truck or something. **Further investigation shows it was a seam that is crumbling.**

P Naryniecki received contract for snowplowing for 15-16 season. Contract increased \$1,000 to \$20,000 from the prior year. E Sears stressed that we get updated insurance information. Motion to approve made by M Cronk, seconded by K Cullen. All in favor – motion carried with stipulation of updated insurance certificate.

P Naryniecki met with Mr. Eppler regarding his sign project. He sustained an injury so the project is on hold until the spring. Staining of the sign will still commence. Confusion over which sign to be done. Will be reimbursed for material.

Water/Vice President Report

S Plante absent but sent notes with M Cronk

Bushes by pump house at windmill need trimming. Bushes by pump house at marina need major trimming.

Test results came back on new well. Some levels were higher than usual so it warranted further testing. Well brought back online after being stagnant awaiting test results. Testing was done on Oct 1 2015 from the fresh water that is running from the well. Once the results are in, well will be tied into system.

Board received action items from M Cronk concerning the wells for future reference. Also listed items that we need to look into in the future on the water system.

M Cronk offered to make a list of items from all areas that directors needed to be addressed in the next 2-5 years to present to the community.

Generator s will be tested to insure they are ready for any impending storms. Secretary to send notice to advise community that it is okay to use water for drinking in the event of power outages.

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Public Comment

B Delaney had a few points that she wanted to discuss with J Difranco regarding the report of playing basketball with liquor and also wanted clarification on the “uproar from the community” regarding her letter to Citizen News.

L Scott pointed out that the secretary didn’t include his email to Marina Director in her report (**P Johnston reviewed and secretary was just CC’d on email – not a direct email requesting secretary response**). He will send another email stating his requests and thoughts.

L Scott confronted a member of the board at the marina asking why certain community members have “privy” to more rights than others. He feels people are spreading rumors and accusing him of things and he wants everything documented in writing. He feels that the community uses too many “F” words.

Motion to close meeting made by A Magoon, seconded by E Sears, all in favor - motion carried.

Meeting Adjourned. 8:13 PM