

KNOLLCREST TAX DISTRICT MONTHLY BOARD MEETING – THURSDAY, MARCH 9, 2017

At the Windmill – Vice President ran meeting in President’s absence.

Board in Attendance: P Naryniecki – Vice President, K Cullen-Treasurer, P Johnston–Secretary, M Gasperino–Roads Director, A Magoon – Property Management.

Board Absences: C Franklin – President, M Cronk – Water, E Sears – Marina Director, J Glick - Beach

Quorum Achieved

Guests: 4

KTD Secretary records all meetings.

Guests Recording: B Delaney, R Scott

Motion to approve the February 2, 2017 board meeting minutes as originally prepared made A Magoon, seconded by K Cullen. All in favor - motion carried.

Treasurer’s Report

K Cullen provided balances in bank accounts and arrears total. A total of 4 homes still have liens on them. One new lien warning has been issued for a taxpayer that is 3 payments behind. In addition, there are 9 other taxpayers who owe taxes and 3 who owe interest and other fees.

Treasurer provided an update on the CD investment that was approved last month. When she returned to Webster bank in order to invest \$10,000 from the money market account – the bank representative took the original deal of 1% off the table stating that it was only good for “new” money. We will still invest the money but the rate will be .75% for 18 months. Additionally, the President needs to be added as signer on the Webster Bank account. The bank is requiring minutes stating that the President has the authority to sign on bank accounts in order to go forward with establishing the CD.

K Cullen made a motion that our President (currently Charlie Franklin) be added to all Webster accounts and all bank accounts, including but not limited to: Union Savings Checking, Webster Checking, Webster Money Market, Webster Line of Credit and any other accounts that the Knollcrest Tax District may open. Seconded by A Magoon – all in favor – motion carried.

P Naryniecki reminded the Board that the Budget numbers are needed for the April meeting. K Cullen reminded Board of the current budget. Treasurer suggested that an email be sent to all Board members as a strong reminder that numbers are needed to be voted on at April meeting in order to present to community before May meeting.

Secretary posted the names of the lien holders at the Windmill as provided by the Treasurer and voted on by the Board.

Roads

M Gasperino stated that there were no reported complaints with the snowplowing contractor as of the last storm.

Roads Director will be making appointments with contractors in a few weeks to get quotes on the potholes and drainage.

M Gasperino presented the options for the new street signs. With all the companies that he researched, the price is approximately \$500/sign (6 will be needed) plus installation. Color choices were shown along with other decorative accents.

M Gasperino made a motion to purchase 6 signs at a cost of approximately \$500 each which will consist of black posts with burgundy sign background and white reflective lettering. The optional decorative "windmill" emblem on the top will be purchased if the cost is no more than \$50 per sign. Only additional cost involved would be \$10 each in cement. K Cullen – seconded, all in favor – motion carried.

Secretary conveyed request from E Sears for Roads Director to look at his front yard where the plow tore up the grass.

Property Maintenance

A Magoon reported that he is getting ready for the spring cleanup. Also he will check out the rock walls along Millway to be repaired and has been in contact with Excel to get a price quote. Property Maintenance Director also pointed out that there are a few places that the curbing has been destroyed. A Magoon also mentioned the bizarre patches of grass that are near the windmill – it is hard to determine where the grass came from but will be addressed with the spring cleanup.

Secretary's Report

P Johnston reported on emails received during last month: request for resident list, updates to resident list, resident request for clarification as to why Board felt March 2, 2017 Town Meeting was of great impact on Knollcrest, non-resident request to distribute flyer to residents regarding March 2, 2017 Town Meeting and resident suggestion that we close beach and have residents swim in Knollcrest cove to see the extent of the milfoil.

Secretary secured the date of May 6, 2017 at 10am for the use of the Community Room of the Senior Center for the Annual Budget Meeting.

P Johnston sent out the notices requested by Roads Director for temporary beach parking lot closure and Water Director for the Lead Tap Water Monitoring Results .

The Board voted via email in favor of moving the March 2 meeting to March 9 to avoid conflict with the Town Meeting. Notice of change of date was sent to residents.

An email was sent to the owner of 11 Southview to address the condition of his property due to all the complaints from residents and realtors trying to sell homes in the community. A very prompt reply was received from the owner with an apology along with the acknowledgement that he will be in touch with the tenants to have them improve the condition of the property.

P Johnston stated that she will be attending the State of the Lake conference presented by the Candlewood Lake Authority again this year on April 2, 2017. Community is guaranteed 2 seats each year.

Board members that attended the March 2, 2017 Town Meeting regarding the proposed chemical application in Candlewood Lake shared their observations and thoughts from the night.

Secretary asked Board members if they might consider changing the Public Comment section to the beginning of the meeting rather than the end for residents that would like to make a comment but would not want to stay for the whole meeting. The Town of New Fairfield has the Public Comment section first. Discussion tabled for next meeting when more Board members are in attendance.

Beach

J Glick was absent. M Gasperino stated that recently someone with a car or golf cart has hit the porta-potty enclosure causing structural damage. K Cullen wondered if gravel should be added to the beach lot to help with the mud.

Marina

E Sears was absent. Marina section was updated on website with a new description.

A letter was sent to resident that continues to break the rules in regard to renting out their slip to a non-resident informing them of the enforcement action to take place this season.

M Cronk sent in an update that the dock was reconnected a few weeks ago. The lake water level has come up a lot faster than expected. Unfortunately, the repair to the boat ramp will not be able to be completed until the fall due to the application process with First Light and wetlands.

A letter will be sent to the few resident slip owners that have foam floats to request that they be replaced to help alleviate the varmint issue.

Water

M Cronk was absent but sent in an update that he spoke with DEEP and State Health Department about our concerns regarding the proposed chemical usage in the lake. As part of the normal monitoring requirements by the state, he has asked Hydro Technologies to make sure we do enough water testing so that we can establish a March 2017 base line in case the Town of New Fairfield is granted the permit.

The request has been made for the Consumer Confidence Report for 2016 and should be available around May of 2017 in order to meet the community, town and state notification requirement.

Water Director will be distributing the prevention valves to all homes which were purchased over the winter to meet the Cross Connection Survey requirements.

Public Comment

B Delaney apologized to Treasurer K Cullen for her misunderstanding of the recording/not recording issue of the meeting with Mrs. Scott. She apologized for any distress that it may have caused from her email that she sent to the Board. K Cullen accepted her apology.

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

Meeting Adjourned.