

KNOLLCREST TAX DISTRICT MONTHLY BOARD MEETING – THURSDAY, MAY 3, 2018

At the Windmill

Board in Attendance: C Franklin – President, P Naryniecki – Vice President, K Cullen – Treasurer, P Johnston–Secretary, J Glick – Beach Director, E Sears – Marina, A Magoon – Property Maintenance Director, M Gasperino – Roads Director, M Cronk – Water Director

Board Absences: None

Quorum Achieved

Guests: 2

KTD Secretary records all meetings.

B Delaney recording.

Public Comment

None

Motion to approve the April 5, 2018 board meeting minutes made M Cronk, seconded by E Sears. Six in favor, A Magoon and J Glick abstained. Motion approved.

Treasurer's Report

K Cullen reported the total asset amounts – balances in bank accounts and CD.

Fourteen residents are in arrears for taxes and other fees. Four liens are on properties and this represents 76% of the outstanding balance due to KTD.

On Friday, April 27, 2018 an email vote was taken to engage QDS to prepare our 2018-2019 tax bills at a cost of \$934 which is the same as last year. K Cullen made the motion, M Cronk seconded. All in favor – motion carried. The vote was posted on the Knollcrest Board website.

Secretary's Report

P Johnston reported that she contacted the community attorney regarding the foreclosure at 12 Southview. Attorney Smith couldn't comment due to a conflict. A letter was sent via FEDEX to the Attorney handling the foreclosure. The foreclosure action was cancelled and the property is listed for sale privately. The owner was notified of the stone wall closure. The resident contacted the President to request the stone wall repair be delayed until she vacates the premises.

Notice in Town Tribune for 1st time had incorrect year listed – it will be corrected for the final 2 ads.

Secretary will pick up the key for the Senior Center and return on Monday morning. A notice will be sent to remind residents of Saturday's Budget meeting.

P Johnston requested okay to reorder checks for the KTD.

Secretary reported that the KTD received \$558.93 in rebates from Viridian the electric supplier we had for the last 3 years.

Water

M Cronk reported that we had to post a violation notice from 2016 due to a reporting problem. We are awaiting the CCR Report that will come in June.

Beach Report

J Glick reported that a notice for beach rakers was sent. Four applicants have already expressed interest.

Beach Director has the new rope and submitted the invoice for reimbursement. Ropes will be attached to buoys and installed when dock is positioned.

Pembroke Pumping will be contacted to install porta-potty before Memorial Day weekend at beach and marina. Winter Bros will be contacted to start garbage service for the beach as well.

Excel will be delivering 5 tons of sand this year. They will also be removing a shrub that is very overgrown.

Property Maintenance

A Magoon asked Excel for a price quote for the mulch. An email vote may be needed to get work done as soon as possible.

Marina

E Sears reported that a few boats are in. Marina bills are being sent this week with a few revisions to stress that only current Knollcrest residents are allowed to dock boats at the Knollcrest Marina. Pictures were taken of all the small vessels to insure correct billing.

Landscaping and buffer garden project is still in progress.

There is a broken bracket on the stringer. Repair is already scheduled.

Roads

M Gasperino reported that the camera system is ordered. Phase I will be installed on the pump house.

Director presented the design of the proposed beach shed for tools, tables and other equipment.

M Gasperino made a motion to purchase 8x14 shed for not more than \$4500. E Sears seconded, all in favor – motion carried.

Road repair and upkeep proposal was presented for \$4500 with work to be done by July 1.

M Gasperino made a motion to accept proposal from R Burdick Blacktopping for \$4500. A Magoon seconded. All in favor – motion carried.

Blight Situation

C Franklin contacted owner T Foege on multiple occasions to request assistance in getting the renters of 11 Southview to clean up the property. T Foege stated to refer all questions and concerns to the renters as they are not breaking a town ordinance.

P Johnston presented forms that other communities have properties owners fill out when renting their properties – short term and long term. Also, other communities have ordinances to enforce property clean up and no unregistered vehicles.

Attorney Smith will be contacted and a statement will be requested to see how much money we still have in trust.

Nominating Committee

President requested that a board member volunteer to lead the Nominating Committee. M Cronk volunteered. Also K Gasperino and B Delaney volunteered to be on the Nominating Committee.

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

Meeting Adjourned.