Waterville Estates Village District Commission

July 29, 2015

Minutes

I Lloyd called the meeting to order at 5pm. Attendees: Corey Smith, Lloyd Willey, Harry Learned, Mike Baumann, Judy Kinney, Barbara Lajeunesse, and Ann Verow.

II Minutes of June 24th: Mike had not received his copy. Judy made one for him. Ann made a note to correct the email address for him. Later, Mike made a motion to accept the Minutes of June 24th. Harry seconded this motion; all approved.

III Meeting Procedures: Lloyd indicated that all questions be directed to him and that no one sit behind the Commissioners.

IV Correspondence:

1. Liquor Commission Letter – Lloyd read the letter and much discussion followed on how to proceed if our license was not renewed. Lloyd indicated that our license has been held legal and approved by the Liquor Commission for at least 8 years. The reasons the Commission is now questioning is unclear. They say in the letter that "It Has been Brought to our attention " that there may be a problem . Lloyd indicated that we would further address this issue at the end of the meeting.

V Financial Report:

1. Tax Collection from Campton. We have received $549,897.07. Town blaming new software for the delay. Corey, Mike, Lloyd and Harry will attend the next Selectman's meeting scheduled for August 10th at 7:30 to try to get better information about who is paying and what kind of delinquencies there are

2. Cash Flow Report for WEVD: We are in good shape.

3. Financial Performance vs Budget:

Wells – 10K spent; 10K remaining.

Paving – 28K in the budget; will spend 31K. Paving of Parking Lot deferred to 2016. There followed a discussion of the paving up at the top of Taylor where a hammerhead needs to be paved. Harry recommended that we pave just up to this hammerhead. Asphaltics quotes a lower price that GMI. Corey will contact Matt Smith (who is scheduled to use GMI for his private road) with our offer split the cost of Taylor leading up to the Hammer Head if they switch and use the lower cost paver .

HVAC Repairs – 35K

Roof – will be done this year. If there is a color issue the Board needs to speak up

Pizza Ovens – belong to PSU; must be returned at the end of the summer. Mike B. suggested that maybe we should not buy pizza ovens until we know the fall out of the licensing issue. We may not have any need for pizza because we have no business without a liquor license. Corey agreed to put off the spending decision as long as possible

Tennis and basketball courts – Jim Murphy and Tony Keefer have done much work. The repairs already done now need to be sealed. Furthermore, we are looking into Snapsports; the work of this company comes with a 15 year guarantee. Cost per court would be $20K. Suggestion was made that we do one court this year and another next year.

ADA – $77K budgeted spent 37K; additional 10K will be spent to complete these projects.

Water Projects – The Town of Thornton is redoing Snowood Drive to tie in with replacing the water lines. The three water lines in the Liberty Lane/Snowood area will be connected. We are working with Thornton on this project. Cost: 47K. This is over budget because we are doing more than planned

Legal Consulting – We will have an overrun due to all the expenses associated with the licensing issue.

Roads – The Town will pave Winterbrook from Isaax Fox to Summit. Planning to finish Pond Road and Donovan Farm Road. Members were asked to call Butch Bain to urge him to complete Donovan Farm Road as promised i.e. do the hill as well as the flat part this summer.

4. Property Liability Insurance Changes: Judy reported that our application is with Primex and is good through July 2016. Proposals are being done in October. We will hear more then.

5. Audit Accountant Changes – Campton and Thornton use Plodzik & Associates; Plymouth uses Grislake & Associates. We are waiting to hear from them. Graham & Graham is interested. A handout was circulated for our review. The matter was tabled until the next meeting. A decision must be made by November.

VI General Manager's Report:

1. Project updates on courts, roads, etc. was covered earlier in the meeting.

2. Companion Changing and Locker Area – room to be grouted and carpeted then facilities will be installed.

VII Reports for Committees:

1. Long Term Committee – no report this month. Lloyd, MikeH, Sam and ArtM are involved. Tentative date for their meeting is August 18th.

2. Fitness Room – Corey raised the issue of how to accommodate the rising number of "baby boomers" who will be wanting to use that facility.

VIII Old Business:

The Selectman's letter at the end of the packet was discussed concerning going in with the town on the water. The hydrogeologist will have numbers for us by our next meeting. The letter suggested that the Town is not too keen to tie in with us

IX New Business:

1. Areas of Responsibility between the BOD and the VD – The three year Management agreement is up for renewal. A handout was circulated and signatures appended thereto. No changes were made except for the dates. Harry suggested that a flyer go out to both groups so that no one person (particularly Lloyd) be imposed upon to perform duties beyond the scope of this agreement.

2. Tom Avalone raised the issue of the road that passes through his new development from the end of Black Birches to "2.1". He mentioned that Carey Circle is fine for a truck turn around. Tom will provide Corey with a written description of the work completed, that which is in progress and his future plans. He also urged the Commission to do a site visit. Would like to make this road a Town road. He and Corey will work on this issue. Guardrails were discussed and dismissed as a poor idea.

3. Harry Bertino raised the issue of zero swing hinges; Are we in compliance? Corey and Mike B. Assured the affirmative

4. Treasurer: Barbara L. was officially voted unanimously to have authority to perform her duties as check signer

Next meeting was set for September 9th at 5pm (This was later changed to the 16th.)

Adjournment: On a motion by Harry, seconded by Mike, the meeting was adjourned at 7:27pm.

The meeting moved into Executive Session.

Respectfully submitted,

Ann Verow