

Northport Village Corporation
Board of overseers
Minutes of Meeting: February 13, 2005

At 10:00 AM on February 13, 2005, President Huntoon convened the meeting of the Northport Village Corporation Board of overseers in the Community Hall meeting room with Overseers Crofoot, Metcalf, Brockway, Robbins, Treasurer Sheffield, and Clerk Lagner present. Also attending were Beverly Crofoot, Secretary Karen Hoedtke, Dick Brockway, Manager Bill Paige, and several other residents.

By motion of Metcalf, seconded by Robbins, the minutes of the January 16, 2005, were accepted.

Treasurer Sheffield presented her report as follows:

Cash on Hand

General Government	
Checking	\$100,606.64
Community Hall	876.29
Petty cash	<u>32.88</u>
Total	101,515.81

Water Department	
Checking	\$47,449.79
Petty cash	<u>30.72</u>
Total	\$47,480.51

Sewer Department	
Checking	\$21,273.75
Petty Cash	<u>36.37</u>
Total	\$21,310.12

Sheffield presented for the Board's approval a warrant to issue checks for the standard and recurring payments listed thereon prior to the signing of the monthly payment warrant. The monthly payment warrant shall list, separately designated, payments which have been made under the terms of this warrant, and payments which will be made. Metcalf moved, seconded by Crofoot, to approve the annual warrant, the payment policy for 2005 for the Northport Village Corporation. After discussion, Crofoot moved to amend the motion to strike item 5 under "standard and recurring payments", seconded by Brockway, and the amended motion was **voted**. The standard and recurring payments authorized by this warrant are as follows:

1. Employee wages and associated expenses.
2. Utility bills within budget.
3. Ordinary operating expenses as budgeted, within budget.
4. Debt service as budgeted.

Sheffield then presented a Tax Collection Status Report, prepared by Karen and reconciled, as follows:

2004 Outstanding taxes- 42 accounts	\$9,545.05
2003 Outstanding taxes- 10 accounts	2,223.62 + interest and fees
2000 Outstanding taxes- 1 account	22.04 + interest and fees

Liens were placed on 12 properties, then discharged on 3 after payments were received. Robbins moved, seconded by Metcalf, to accept the treasurer's report. **Voted.**

Paige: Would like to have a new boat float design "pinned down". The Wharfmaster has suggested that the out-float be attached to the present boat float this next season to see how it works. Paige explained that the more dinghies attached to a float, the more strain on the wharf and the float's moorings. It was suggested that an engineer be consulted to study the possible stresses before such a move was made. A quote for replacement of the float is still pending from Bayside Marine.

Paige also asked that the date for hauling the boat float in the fall be moved up to October 1. By October 12, the air and water temperatures are too cold.

Visitor's Concerns: Beverly Crofoot pointed out the mounted Greenlaw Map, which is to be hung on the south wall of the meeting room. The cost was \$83.00.

Facilities: The MMA report: Brockway was asked for exact dates as to when their recommendations will be taken care of. Brockway has responded, saying that items will be addressed during April and May, or later in the summer when people arrive for the summer.

Finance: A tax lien was found on a piece of property that has been resold. A letter is being sent informing the new owner of the situation.

Utilities

(For a complete report of the month's activities, see the Utility Department meeting minutes for February 4, 2005, available at http://www.baysidemaine.com/2-4-05_minutes.htm.) The following are major points made during the presentation to the Board.

1. We have a significant problem with I & I. There was an excess volume violation in December, an increase over a year ago. This suggests that we have a new source of inflow. Two Shore Road properties which did not receive new pipes during recent construction may be contributing to the problem.
2. The project to install new check valves in the vertical pipes in the Shore Road pump station was put on hold because of weather and the discovery of significant misalignment of the pipes. Cost estimate to repair this is \$3500.
3. An alarm went off in Pump Station No. 1 on January 30. Fernie Barton investigated to find the manhole was frozen. When heated, the problem was solved. Residents are to contact Barton if other problems occur with the pump station alarms.
4. The revised Stage II plan was submitted to the DEP by the Feb. 1 deadline. Six different alternatives were studied, from upgrading the present plant to secondary treatment plants. Woodard and Curran, with Dick McElhaney, Dick Brockway, and the Trustees, have prepared a well-documented presentation which chooses to upgrade the present system, including the replacement of the old clay pipes that are causing major inflow and infiltration problems. The plan also proposes to make revisions at the treatment plant, including an emergency generator and control room to serve as a lab, and to replace or extend the outfall pipe. While still not affordable at \$3-million dollars, it is the lowest price of any of the 6 methods studied. Any other solution would not only be completely unaffordable, but maintenance would also be too expensive for the

limited number of users (234) in the Village. The design alone for the selected plant would cost \$300,000, which the Village cannot afford. The DEP will respond by March 1.

5. Metcalf praised the work of Karen Hoedtke on the utility billing. Her response to customer concerns and efforts to perfect the billing procedure are greatly appreciated. "She is a remarkable lady."
6. At the March meeting, McElhaney will present a time-table for the procedure to request a water rate increase. Crofoot also stated that it may be necessary to have an increase in the sewer rate. In order to qualify for some grant funds, the sewer rate needs to be at least 2 percent of the mean income of users, which would be \$526 annually. Presently users pay \$405.
7. Letters have been sent to residents who still have no water meters. The work must be done by spring, at the owner's expense.
8. It was decided to purchase (\$700) a service contract for the billing software.

Huntoon reported that Sid Block will be unable to chair the nominating committee this year.

Mary Hanrahan, because of a conflict in her schedule, has resigned as an Overseer. Metcalf moved, seconded by Robbins, that we accept her resignation with regret. **Voted.**

The next meeting will be March 13, and the following is April 10.

The meeting adjourned at 11:20 AM.

Eleanor Lagner, Clerk