

PLVD Monthly Meeting Minutes

12/17/2024

Attendance: Commissioner Andrew Pomeroy, Acting Chairperson Michael Malecha, Commissioner Susan Lawrence, Nancy French, Barbara Howe, Ed Lawrence, and Heidi Babb

On Zoom: Treasurer Jamie Dow and Clerk Alison Scott (due to illness), MJ Turcotte, Marylou Maraganis, John Maraganis, and Donna Kenny

Note

The meeting addressed several key issues, including the approval of November minutes and the need for a follow-up on the Treasurer's Report. The commissioners discussed the collection of past-due water system payments, emphasizing the importance of adhering to the legal process and the potential impact of pending DOJ complaints. They also reviewed the status of a legislative bill seeking \$325,000 to cover loan balances, with a decision expected by mid-2025. Additionally, the board discussed improvements for the clubhouse, the management of beavers affecting the lake, and the monitoring of the chlorine injector system to avoid unscheduled Aquamen visits.

Action items

- Schedule a follow-up meeting in January to review and approve the Treasurer's Report and outstanding bills. [Scheduled for January 6th @ 5pm]
- Reach out to contractors to get bids for clubhouse improvements.
- Review the draft rules and regulations, get public input, and coordinate with the Webster Planning Board before finalizing and voting on them.
- Check the October meeting minutes for accuracy regarding the NHMA review of retroactive billing complaints.

Meeting Called to order: 5:08

Commissioner Andrew makes a motion to approve the November Meeting Minutes
Approved

Treasurer's Report

Acting Chairperson Michael explains the process of reviewing the Treasurer's Report line by line and sets a follow-up meeting in January.

Commissioner Andrew discussed the snow plowing contract with Tim Lorden and indicated a signed contract for snow plowing is now in place for this year.

The importance of residents reporting complaints about snow plowing to the Commissioners is noted.

Collection of past due amounts

Chairman Michael transitions to the next topic; the Collection Process and Legal Actions for unpaid invoices. Michael explains the Commissioners' responsibility to collect amounts voted in March and the process of pursuing unpaid bills. He clarifies that certified letters were sent to families with unpaid bills, and a lien will be placed on properties if payments are not made. He addressed residents' concerns about the commissioners being callous and emphasized the compassionate approach being taken. Every effort is being made to accept any plan with a reasonable time frame for repayment. He mentioned that three complaints were filed with the Department of Justice, and the status of these complaints is unclear. Micheal reached out to Upton and Hatfield for legal advice pertaining to our ability to collect on those accounts while under DOJ review, and they confirmed that we are able to continue collection efforts. The commissioners ask those with balances to please reach out to set up a payment plan.

Legislative Bill and Loan Collection

Chairman Michael updates on the legislative bill filed by Dan Innis, requesting \$325,000 to cover loan balances. He explained the process of the bill going through the legislative house and the potential timeline for funding beginning with 30- 60 days for the bill to be drafted. It will then go to the Governor. We do not know if it will be approved. We need to continue collecting loan payments until the bill's status is confirmed. Michael wrote a letter to Dan, to make him aware that we may need him to advocate to the DES for the potential new loan approval. If it gets approved, we will need to make decisions based on the then outstanding loan amounts and the bill's conditions for disbursement.

The commissioners discussed the possibility of refunding loan payments if the bill is approved, and the loan amounts are paid off. Commissioner Andrew mentions the need for legal advice if the bill is approved and the loan amounts are paid off, and the process for refunding.

Miscellaneous Topics and Future Plans

Chairman Michael discusses the need for bids for improvements to the clubhouse, including lighting, windows, and air conditioning. There is an ask for a volunteer to work with Sandy to put together a list of priorities for improvements and getting estimates. Commissioner Susan addresses the need to have licensed contractors for the clubhouse improvements. Chairman Michael mentions that the moving Jeff's dock and Jennifer's raft off their properties before winter snow was not accomplished, this item will be moved to the spring. Michael makes a motion to dedicate the new dock, once installed, to Jeff Perry. The audience agreed on naming it "Farmer Jeff's Landing". Andrew made that motion, Susan seconded, and the agreement passed.

Love our Lake

We will be staying with Solitude. The other licensed operator is not taking on new clients. There was discussion regarding the issue of beavers causing damage and the difficulty in finding a trapper to address the problem. Micheal stated that when a possible solution is identified, it will need to be presented to the board to be considered.

Chlorine Injector System and District Rules

Commissioner Andrew explained the process of monitoring the chlorine injector system and the importance of staying within the specified ranges. Aquamen should be called if the system is out of compliance and the potential risks of not doing so. They discussed the balance between limiting Aquamen's visits to save money and ensuring the system is properly maintained and limiting the hands-on responsibility of the commissioners to maintain the system. There was discussion of monitoring the system remotely.

PLVD Zoning Rules and Restrictions

Ed Lawrence presented a draft of new rules and regulations as a working copy. The Commissioners mentioned the need to follow a specific process to review and finalize the district rules and regulations, including making them available for public input. Ed emphasized the importance of aligning the district rules with Webster's zoning regulations. Commissioners thank Ed for his work on the draft and indicate this matter will be taken up in earnest after the 2025 Town Meeting in March.

Public Requests

Marylou asks for clarification on her inquiry on "retroactive billing" and requests that Chairman Michael's response be included in these minutes.

Micheals' response:

"No, we are not going to Upton or NHMA. There was no retroactive billing. This is a misconception. It is the practice of this commission that in March there is an Annual Meeting at which the maintenance and loan costs are presented, and warrants are passed to collect those costs. After the March meeting, there is a rate setting meeting in April. When that meeting occurs that affects the next bill in July, at that point any costs for the system that did not get collected sufficiently in the January and April invoicing periods, get invoiced in July, which is what we did. January's bill for Oct-Dec 2023 is Q1 2024 billing even though the proper amount per gallon is not known until July. There was nothing retroactive. As such, there is no legal opinion to be requested."

Michael also noted that this issue was confused by the same party during the November meeting and offers have been made to spend 1:1 time to help her better understand the timings of the billing cycles, but that offer has not been accepted.

Commissioner Andrew makes a motion to adjourn the meeting at 6:15, it is seconded, and the meeting is Adjourned at 6:15.