

CALL TO ORDER**TIME: 10:38 AM****BY: Moderator Chris Demers****OPENING NOTES:**

Moderator Chris Demers led participants in the Pledge of Allegiance, then introduced MLD Commissioners Bob Long, Mike Roberts and Mark Johanson; District Administrator Kristi Garofalo, Facility & Water Manager John Mitchell, District Legal Counsel Christine Johnston, District Treasurer Robert Roudebush, and District Clerk Karen Rajsteter. He also thanked the Supervisors of the Checklist for their work at the MLD Annual Meeting and reviewed the Rules of Procedure with those attending.

Moderator Chris Demers then led discussion and voting on the 2023 Warrant.

Article 01: Appropriate Funds for General Operations

To see if the District will vote to raise and appropriate the sum of Two Hundred Eighty Two Thousand Two Hundred Thirty Three Dollars (\$282,233) for general municipal operations. This article does not include appropriations contained in special or individual articles addressed separately. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 1: PASSED

NOTES: Moderator Demers read Article 1 and opened the floor for discussion. Commissioner Bob Long led those attending in a moment of silence for MLD residents who passed away in the previous year, including Joe McQueeney, Laraine King, Ed Westman and Anna Hadgigeorg. He then spoke about the 2023 proposed budget, noting budget increases due to the Covid-19 pandemic and inflation, plus low fund balances, and said the Budget Committee did a great job of proposing a budget to rebuild MLD's finances. There were no other questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 2.

Article 02: Appropriate Funds for Water Department Operations

To see if the District will vote to raise and appropriate the sum of Two Hundred Twenty Seven Thousand Five Hundred Fifty Six Dollars (\$227,556) for the operation of the Mountain Lakes Water Department, with said funds to come from Water Department User Fees. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 2: PASSED

NOTES: Moderator Demers read Article 2 and opened the floor for discussion. Commissioner Mark Johanson said the water rate was not raised in 2020 and 2021 due to the financial uncertainties of the Covid-19 pandemic and that the 2023 increase was necessary in order to put money away for repairs and upgrades. He spoke about the \$83,000 grant recently awarded to MLD from NH DES to develop and implement an asset management plan which would serve as a road map for future needs. Ed Rajsteter said the grant was the first grant received by MLD and noted the full-time/part-time residents demographic recently changed to just over 50% full-time which helped MLD eligibility. There were no other questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 3.

Article 03: Appropriate to Water Department Capital Improvement Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Four Thousand Seven Hundred Fifty Dollars (\$4,750) to be added to the Mountain Lakes Water Department Capital Improvement and Maintenance Capital Reserve Fund (established in 1992, revised in 2003 and 2018). This sum to be funded from Water Department User Fees. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 3: PASSED

NOTES: Moderator Demers read Article 3 and opened the floor for discussion. There were no other questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 4.

Article 04: Appropriate to Water Department Water Emergency Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Twelve Thousand Dollars (\$12,000) to be added to the Water Emergency Capital Reserve Fund (established in 1993, revised 1995 and 2015). This sum to be funded from Water Department User Fees. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 4: PASSED

NOTES: Moderator Demers read Article 4 and opened the floor for discussion. There were no other questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 5.

Article 05: Appropriate to Recreational Facilities Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Five Thousand Dollars (\$5,000) to be added to the Mountain Lakes Recreational Facilities Capital Reserve Fund (previously established in 1992, revised in 1994). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required.)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 5: PASSED

NOTES: Moderator Demers read Article 5 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 6.

Article 06: Appropriate to Facility Maintenance, Improvement & Equipment Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Twenty Five Thousand Dollars (\$25,000) to be added to the Mountain Lakes Facility Maintenance, Improvement and Equipment Capital Reserve Fund (established in 1990, revised in 2016). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 6: PASSED

NOTES: Moderator Demers read Article 6 and opened the floor for discussion. Questions were raised about the tax impact of the warrant articles presented and after discussion, it was agreed the Commissioners will investigate the possibility of including the tax impact of each warrant article in future years. There were no other questions or

discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 7.

Article 07: Appropriate to General Operations Legal Expenses Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Three Thousand Dollars (\$3,000) to be added to the Mountain Lakes General Operations Legal Expenses Capital Reserve Fund (established in 2014). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 7: PASSED

NOTES: Moderator Demers read Article 7 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 8.

Article 08: Appropriate to Planning Board Legal Expenses Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Five Hundred Dollars (\$500) to be added to the Mountain Lakes Planning Board Legal Expenses Capital Reserve Fund (established in 2014). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 8: PASSED

NOTES: Moderator Demers read Article 8 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 9.

Article 09: Appropriate to Planning Documents Updates Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Two Hundred Fifty Dollars (\$250) to be added to the Mountain Lakes Planning Documents Updates Capital Reserve Fund (established in 2016, revised in 2018). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 9: PASSED

NOTES: Moderator Demers read Article 9 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 10.

Article 10: Appropriate to Future Dam Projects Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Two Thousand Five Hundred Dollars (\$2,500) to be added to the Mountain Lakes Future Dam Projects Capital Reserve Fund (established in 2016). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 10: PASSED

NOTES: Moderator Demers read Article 10 and opened the floor for discussion. Questions were raised about

looking for grants for future dam projects and Bob Long responded the asset management plan project will help identify needed projects. He said MLD has put money into this Capital Reserve Fund for a few years and MLD was able to pay for the installation of rip rap along the causeway in 2022 using this fund. No other dam repair projects are expected in the next few years and the fund has a healthy balance so the proposed deposit was lower than in previous years. There were no further questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 11.

Article 11: Appropriate to District Infrastructure Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Twenty Five Thousand Dollars (\$25,000) to be added to the Mountain Lakes District Infrastructure Capital Reserve Fund (established in 2020) with said amount to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 11: PASSED

NOTES: Moderator Demers read Article 11 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 12.

Article 12: Appropriate to MLD Office Software & Equipment Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Two Thousand Five Hundred Dollars (\$2,500) to be added to the Mountain Lakes Office Software and Equipment Capital Reserve Fund (established in 2018, amended in 2020). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 12: PASSED

NOTES: Moderator Demers read Article 12 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 13.

Article 13: Appropriate to Unfunded Payroll Obligations Capital Reserve Fund

To see if the District will vote to raise and appropriate the sum of Five Hundred Dollars (\$500) to be added to the Mountain Lakes Unfunded Payroll Obligations Capital Reserve Fund (established in 2021). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 13: PASSED

NOTES: Moderator Demers read Article 13 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 14.

Article 14: To Establish, Fund & Name Agents for Pool Capital Reserve Fund

To see if the District will vote to establish a Pool Replacement Capital Reserve Fund under the provisions of RSA 35:1 for the purpose of rebuilding and/or replacing the existing District pool, and to raise and appropriate the sum of

Five Thousand Dollars (\$5,000) to be placed in this fund. Further, to name the District Commissioners as agents to expend from said fund. This sum to come from taxation. The Commissioners recommend this article. (Majority Vote Required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 14: PASSED

NOTES: Moderator Demers read Article 14 and opened the floor for discussion. Pool replacement costs were discussed. Mark Johanson spoke about the key card ad hoc committee and explained they were working on a survey to get residents' input on pool usage and replacement. There were no further questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 15.

Article 15: To Establish & Fund a Contingency Fund

To see if the District will vote to establish a contingency fund for the current year for unanticipated expenses that may arise, to name the District Commissioners as agents to expend, and further to raise and appropriate Four Thousand Five Hundred Dollars (\$4,500) to put into the fund. This sum to come from taxation. Any appropriation left in the fund at the end of the year will lapse to the general fund. The Commissioners recommend this article. (Majority vote required).

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 15: PASSED

NOTES: Moderator Demers read Article 15 and opened the floor for discussion. There were no questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 16.

Article 16: Proposed Water Tariff Amendment

To see if the District will vote to adopt the following changes to the Mountain Lakes Water Department Water Tariff: In Section 2. Service Connections, under d. Customer's Service Pipe, add the following after "... installed in accordance with Department requirements.": "All new installations must include a "meter horn", satisfactory to the Department, for ease of future connection to an MLD household water meter." (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 16: PASSED

NOTES: Moderator Demers read Article 16 and opened the floor for discussion. Bob Long explained installing meter horns in new homes would be useful for when MLD goes to household water meters in the future. There were no further questions or discussion, the vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 17.

Article 17: Proposed Zoning Ordinance Amendment No. 1

Are you in favor of the adoption of Amendment No. 1 as proposed by the Planning Board for the Mountain Lakes District Zoning Ordinance as follows: Would add the following sentence to Section 509.2: When land is cleared for development, it must be restored to a safe and sightly condition, including, but not limited to, removal of vegetative debris, within 6 months or within 6 months of the completion of construction, whichever is later. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 17: PASSED

BALLOT VOTE: Ayes: 31 Nays: 4

NOTES: Moderator Demers read Article 17 and opened the floor for discussion. Joe Mitchell spoke about limiting clearcutting and conserving trees and wildlife. After further discussion, the article was put on hold to proceed to Article 18, then a ballot vote was held for Article 17 and 18 together and the results for each were counted. Moderator Demers read the vote count totals for Article 17 and declared the article passed.

Article 18: Proposed Zoning Ordinance Amendment No. 2

Are you in favor of the adoption of Amendment No. 2 as proposed by the Planning Board for the Mountain Lakes District Zoning Ordinance as follows: Would add Telecommunications Facilities as a new use that may be allowed with both a Special Exception from the Zoning Board of Adjustment and a Special Permit from the Planning Board. Revisions would be made accordingly to Table 302.1; Section 306.4 Height Restrictions; Definitions Section 902; and a new Article 9 Telecommunications Facilities would be added containing detailed regulations, performance standards, and bonding requirements to be administered by the Planning Board. (Majority vote required)

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 18: PASSED

BALLOT VOTE: Ayes: 26 Nays: 9

NOTES: Moderator Demers read Article 18 and opened the floor for discussion. After a short discussion, a ballot vote was held for Article 17 and 18 together and the results for each were counted. Moderator Demers read the vote count totals for Article 18 and declared the article passed. Moderator Demers then proceeded to Article 19.

Article 19 Authority to Sell District Properties Group No. 1

To see if the District will vote to authorize the District Commissioners to sell residential properties owned by the District as identified below and under the following conditions: All properties listed will be offered to abutters only. When purchased, it must be merged with the buyer's existing lot. Any lots that are not purchased by abutters after this offering for sale may be sold by the District Commissioners at fair market value by public auction, sealed bids or listing with a realtor or broker. The Commissioners recommend this article. (Majority vote required)

| Parcel Number | Property Address | Assessed Value | Acres |
|---------------|------------------|----------------|-------|
| 202-079-0000 | KINSMAN RD | NA | 0.586 |
| 204-180-0000 | BELKNAP DR | \$5,100 | 0.606 |
| 204-272-0000 | MOUNT IDA | NA | 0.75 |
| 204-285-0000 | BELKNAP DR | \$4,300 | 0.399 |
| 204-308-0000 | KEARSARGE DR | NA | 0.45 |
| 411-023-0000 | PINNACLE WAY | \$5,000 | 1.5 |
| 202-103-0000 | WILDWOOD RD | \$3,000 | 0.54 |
| 202-130-0000 | SIMONDS RD | \$3,400 | 0.386 |

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 19: AMENDED AND PASSED

NOTES: Moderator Demers read Article 19 and opened the floor for discussion. Bob Long said the purpose of selling

Demers read the vote count and declared Robert Roudebush as the winner of the election.

DISTRICT CLERK NOMINEE:

KAREN RAJSTETER NOMINATED BY: Robert Roudebush SECONDED BY: Ed Rajsteter

NOTES: As there were no other nominations, Moderator Demers closed the nominations and requested the Clerk to cast 1 ballot for Karen Rajsteter for District Clerk for the term of (1) year.

TREASURER NOMINEE:

ERIC CASSIDY NOMINATED BY: Cindy Williams SECONDED BY: Dave Long

NOTES: As there were no other nominations, Moderator Demers closed the nominations and requested the Clerk to cast 1 ballot for Eric Cassidy for District Treasurer for the term of (1) year.

Article 22: Any Other Legal Business

To transact any other business that may legally be brought before the District Meeting.

VLAP – Mark Johanson reported on the 2022 Voluntary Lake Assessment Program (VLAP) testing results. He said the results were good overall and noted one slight concern in the number of phytoplankton which could be due to increased use of the Lakes and homeowners not keeping lawns clean at the water's edge. He said there is a "LakeSmart" lake-friendly living program through NH LAKES' to help educate homeowners. He said the full VLAP report could be found on the MLD website.

PERSON OF THE YEAR – Bob Long presented the 2023 Person of the Year award to Marcia Selent and spoke of her years of volunteering and securing donations for Recreation Committee events, serving on the Zoning Board of Adjustment, and her volunteer involvement in the greater Haverhill community as well. He said she was always willing to help out wherever needed and MLD very much appreciated all of her contributions.

Bob Long thanked Mike Roberts for his six years of service as a Mountain Lakes commissioner and noted MLD was grateful for his time and efforts in serving on the Board of Commissioners for the last several years.

Moderator Demers declared the meeting adjourned at 1:53PM and luncheon followed.

There were 35 registered voters and about 55 people total in attendance.

Respectfully submitted,



Karen Rajsteter, District Clerk