

North Conway Water Precinct
Annual Meeting
Wednesday, March 27, 2024

Voting from 4:00PM – 7:00PM
Business Portion of the Meeting 7:05PM – 8:18PM

North Conway Water Precinct
Wastewater Treatment Facility
104 Sawmill Lane
North Conway, NH

Commissioners

Suzanne Nelson (Board Chair)
James Umberger (Vice Chair)
Deborah Fauver

Superintendent

Jason Gagnon

Fire Chief

Chad McCarthy

Treasurer

Robert T. Anderson

Clerk

Gary Chandler

Appointed Moderator

Donald Ekberg

To choose all necessary officers.

Commissioner 3 year term

Commissioner 1 year term

Treasurer 1 year term

Moderator 1 year term

Clerk 1 year term

Results:

(Suzanne Nelson, 37)

(Deboarh Fauver, 44)

(Robert T. Anderson, 42)

(Donald Ekberg, 43)

(Gary Chandler, 42)

Motion of Suzanne Nelson and seconded by James Umberger to put Article 1 on the floor.

...

Donald Ekberg: I'm Don Ekberg, I'm the moderator, and I will call this meeting to order. The voting part is over. As of now, anybody who hasn't voted that wants to now's the time. The meeting will now, the annual meeting will now come to order. Uh, first thing, first thing we're gonna do is have the Pledge of Allegiance
Room recited the Pledge of Allegiance.

Donald Ekberg: Thank you. Y'all may be seated. Um, a couple of ground rules. Uh, the usual cell phone rep. Uh, generally speaking, nobody can speak unless they're a member, unless one of the members has made a motion to allow them to speak, which we'll do if needed. Uh, usually. And when you speak, would you come up to the mic?

Suzanne Nelson: We don't have a mic.

Donald Ekberg: We don't have a mic... We have to have a mic because of the worldwide audience on TV later.

James Umberger: Speak up. That's all they can do.

Donald Ekberg: I guess go to the table and they'll turn the mic around. Um, okay. And usually what we do is one, ask to be called on. You get to speak and give your name, please, so everybody knows who you are, even if we already do. And generally speaking, one person can't speak twice without everybody else getting a chance. So with that, um, the, the yellow sheets you've been given are for a ballot just like the other ballot for article two, which is actually the first article. 'cause the first article is the officers. But the, uh, second article is a ballot on the Artis Falls Road one. And A is a yes. B is a no. Am I correct? No. Yes. Oh, I don't have one. Oh, oh yes. Okay. A it's all a, a yes or no. Okay. So we will do that first and the ballot, the voting will be open for one hour. After that, it'll be closed and we'll announce the results. So with that, we will get started. I will accept a, uh, motion. Is there a motion to allow non-members to speak?

Suzanne Nelson: I would like to make a motion to allow, uh, the Precinct Superintendent Jason Gagnon, the Fire Chief Chad McCarthy, the Precinct attorney Autumn Kisch, and the Precinct Business Administrator Hannah Andersen to speak.

James Umberger: I'll second the motion.

Donald Ekberg: Motion's been made and seconded to allow those non-members to speak as there any discussion. All those in favor say aye.

Crowd: Aye.

Donald Ekberg: Opposed? They're allowed to speak.

Donald Ekberg: Um, so we will now take up Article two. I will read all the articles because, uh, because of the, uh, tv...

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the additional sum of \$230,000 (gross budget) for design and construction of a water main between Skimobile Road and Artist Falls Road to provide redundant connection between the high- and low pressure distribution zones (the "Project"); and to authorize the Commissioners to issue up to \$230,000 of bonds or notes in accordance with the Municipal Finance Act (RSA Ch. 33) and, as applicable, the State Water Pollution Control Revolving Loan Fund program, and to negotiate such bonds or notes and to determine the dates, maturities, interest rates, and other details of such bonds or notes, and to participate in and accept loan and/or grant funds from the New Hampshire Drinking Water Groundwater Trust Fund; and to further authorize the Commissioners to apply for, accept on behalf of the Precinct, and expend federal, state, or private grants or loans or other aid that may become available to offset the net cost of this Project. The cost of this article is expected to be offset by \$150,800 from a New Hampshire Drinking Water Groundwater Trust Fund Grant. Simple majority vote required.

[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: I'll make a motion to place Article two on the floor.

Donald Ekberg: Thank you.

Deborah Fauver: Second.

Donald Ekberg: Is there a second?

Deborah Fauver: Second!

Donald Ekberg: Motion is seconded. Is there any discussion on this article? Anybody gonna speak to this... Jason?

Jason Gagnon: Sure. I'll, I'll just give a, uh, a brief overview of this. So the original project was approved in 2022. That appropriation was 1.278 million. Following that, we entered into design. Um, as everybody knows, costs have gone up significantly pretty quickly in the last few years for construction. So based on the final design estimate, this article here provides additional funding based on the revised cost estimate. Since we approved the original funding, uh, we were awarded a drinking water groundwater trust fund loan grant package, totaling, um, 1.508 million. I believe. Of that 150,800 is grant, uh, which we were not expecting to get in the original approval. So really what we're asking for here is the additional \$230,000 to go from the original 1.278 million to the full project estimated cost of 1.508 with that anticipated grant for offset.

Donald Ekberg: Are there any comments or input from the members? Any questions for Jason? And are you ready for the vote? If so, we'll mark the ballots and we will place 'em in the box.

Deborah Fauver: So, point of order; uh, we're marking the A, yes or no.

Donald Ekberg: A! A Yes or no!

...
Results for Article 02 Artist Falls Road / Skimobile Road Water Main: Ballot A (40 Yes, 1 Blank)

...
Donald Ekberg: Everybody's all set on Article two; Anybody need more time to vote? Hearing none we'll proceed to Article three. Article three. Everybody has a packet that needs one.

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$1,685,836 for the retirement of outstanding bonds, notes, interest, and temporary loan interest for the ensuing year. This article will be offset by grant revenues estimated to be \$347,058 and Sewer Funds in the amount of \$566,332 and the remainder to be raised by general taxation.

[Recommended by the Board of Commissioners 3-0-0] ... is there a motion?

Suzanne Nelson: I'll make a motion to place Article three on the floor.

Deborah Fauver: Second.

Donald Ekberg: Motion moved and seconded. Uh, Jason will address this article.

Jason Gagnon: This is our standard, uh, article that authorizes us to pay our bills. Basically our debt and service. Uh, so these are all of our previous capital projects that are already done, completed and in repayments. The grant revenues that we're looking at there, primarily state aid grant revenues, uh, from the state that they give us sort of as credit as we repay those bonds. Sewer funds are a mix of sewer operating funds for the dewatering and accepted receiving project and capital contribution, uh, which goes to offset other sewer debt that's tax funded.

Donald Ekberg: Is there anybody that wishes to speak on article three?

John Zouck: What about questions?

Donald Ekberg: You can ask questions, yes... but please address the mic. Please address the mic and state your name... will it reach?

Jason Gagnon: That's all I got. I'll hold it.

John Zouck: Okay. Yeah, the question, the only question was, I'm just now reading this. You're talking about retiring, retiring outstanding bonds, which means paying off the debt entirely. Are those bonds is uh, I mean that's not required at this point. Is it? Aren't the bonds for a given term? Yeah, at a given interest rate...

Jason Gagnon: We're not actually paying, we're not retiring in the, in the literal sense, any of them. I think that standard language as we pay towards retirement of the bonds.

John Zouck: Okay. Okay. That was my only question.

Donald Ekberg: Thank you. Is there anybody else wishes to speak on article three? Are you ready for the vote?

Donald Ekberg: All in favor of article three, say Aye.

Crowd: Aye.

Donald Ekberg: Opposed? Three passes.

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$115,076 for the General Fund (Commissioners) operating budget, not including other appropriations voted separately for the ensuing year. This is a tax funded article.

[Recommended by the Board of Commissioners 3-0-0] ... oh, is there a motion?

Suzanne Nelson: I'll make a motion to place Article four on the floor.

Deborah Fauver: Second.

Donald Ekberg: Moved and seconded. Jason will address this article.

Jason Gagnon: This is our standard operating budget for the Commissioner's General Fund. We had the opportunity to go through, uh, individual lines during budget hearing. If anybody has any other specific questions, I'm happy to answer them.

Donald Ekberg: Any questions for Jason's comments or other communications regarding this article? Seeing no hands, are you ready for the vote? All in favor of four say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Ayes have it.

Donald Ekberg: Article 05 Operating Budget - Water Department

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$1,440,650 for the operating budget of the water department for the ensuing year to be funded by water usage fees and revenues with no amount to be raised through general taxation.

[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: I'll make a motion to place Article five on the floor.

Deborah Fauver: Second.

Jason Gagnon: This is our water operating budget. Again, we had the opportunity at budget hearing to go through line by line. I'm happy to answer any questions that anybody might have about it.

Donald Ekberg: Is there any questions for Jason comments on this article from anybody? You ready for the vote? All in favor of five, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Article five passes.

Donald Ekberg : Article 06 Operating Budget - Sewer Department

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$2,084,905 for the operating budget of the sewer department for the ensuing year to be funded by sewer usage fees and revenues with no amount to be raised through general taxation.

[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: Um, I'll make a motion to place Article six on the floor.

Deborah Fauver: Second.

Donald Ekberg: Moved and seconded. Jason will address this article.

Jason Gagnon: Same as the last two. Uh, it's our standard operating budget funded by sewer revenues. That's, uh, sewer bills. If anybody has any specific questions, I'm happy to answer them.

Donald Ekberg: Any questions for Jason? Any comments on this article? Are you ready for the vote on article six? All those in favor say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Six passes.

Donald Ekberg: Article 07 Operating Budget - Fire Department

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$1,022,179 for the operating budget of the fire department for the ensuing year. This is a tax funded article.

[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: Um, I'll make a motion to place Article six on the floor.

Deborah Fauver: Second.

Donald Ekberg: Moved and seconded. Chad McCarthy will address this article.

Chad McCarthy: Thank you, Mr. Moderator. Yes, this is our standard fire department operating budget. Um, it is up this year. I came to the Commissioners this year to propose, um, to add a firefighter EMT position, uh, to the fire department this year. And the way that I worked it into the budget was to absorb half of the benefits and salary this year. So half of the salary benefits this year in the other half in 2025. Um, this year, the salary benefits for this full-time person would be 68,900. And approximately next year about 60,200. So overall cost by the end of 2025 will be about 130,000 and that's the only increase besides the, uh, in health insurance going up and stuff like that.

Donald Ekberg: Is there any questions for, uh, Chief McCarthy or any comments on this article? Are you ready for the vote on article seven? All in favor of seven, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Ayes have it. Seven passes.

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$834,923 to be added to the following Capital Reserve Funds previously established. \$42,914 to come from Water fund balance, \$100,000 to come from water usage fees and revenues, \$212,431 to come from Sewer fund balance, \$105,578 to come from sewer usage fees and revenues, \$124,000 from general fund balance and \$250,000 to come from general taxation.

Capital Reserve Fund	Amount	Revenue Source
Fire Equipment	\$225,000	Taxation
	\$54,000	Sale of Rescue 1
Fire Emergency	\$70,000	Fund Balance
Uncompensated Absences	\$25,000	Water Revenues
	\$25,000	Sewer Revenues
	\$25,000	Taxation
Water Infrastructure	\$42,914	Water Fund Balance
Water Vehicle	\$75,000	Water Revenues
Sewer Infrastructure	\$166,767	Sewer Fund Balance
Sewer Vehicle	\$80,578	Sewer Revenues
Energy Upgrades	\$45,664	Sewer Fund Balance

(Recommended by the Board of Commissioners 3-0-0)

Donald Ekberg: Is there a motion?

Suzanne Nelson: A motion to, uh, motion to place Article eight on the floor.

Deborah Fauver: Second.

Donald Ekberg: Moved and seconded. Jason will address this article.

Jason Gagnon: Alright, thank you. Um, in the past, this was a bunch of different articles like you'll see on the town ballot. We've been able to consolidate them into one. So I will go through the individual ones and just kind of explain what they are. Uh, for the fire equipment, that's the standard that we do every year for the replacement of fire equipment 2 25. We're also adding in 54,000, which is the revenue we received from selling the old rescue one. So the money we get from salvaging our old vehicles as we replace them, goes back into that fund. Fire emergency. I'm gonna let the Chief explain this one.

Chad McCarthy: Yep. Uh, Friday Emergency Capital Reserve is for, uh, emergencies. If we have a drastic emergency, if we have a piece of apparatus that something goes wrong with it, it's not cut underneath warranty or anything like that, and we can't cover it within our budget, we come to the commissioners to ask if we can take money out of the Emergency Capital Reserve account to pay for it.

Jason Gagnon: All right, moving on. Uncompensated absences. Uh, this is standard. So we do 75,000 total per year. 25,000 comes from water revenues, 25 from sewer revenues and 25 from taxation, which is the fire department's contribution. Water infrastructure. That's the amount of buy-in fees we received for water buy-in fees in the year 2023. It says it comes out of fund balance because that's where those revenues are sitting right now that we collected last year. Water vehicle. It's our standard vehicle replacement program, \$75,000 per year that comes out of water revenues. Sewer infrastructure is the amount of sewer buy-in fees that we received in 2023. Sewer vehicle. We do 75,000 a year standard on that as well. We sold two salvage vehicles last year that we replaced and that's where the additional 5,578 this year comes from. Energy upgrades is the amount that we received in 2020, uh, 2023 for renewable energy credits,

which is the credits that we get paid for, for our solar array out here. And that goes into the Energy Upgrade Capital Reserve fund to be used specifically for future renewable energy projects.

Donald Ekberg: Are there any questions for either the Chief or Jason? Are there any other comments on Article eight? Seeing no hands, are you ready for the vote? All in favor of Article eight. Say Aye.

Crowd: Aye.

Donald Ekberg: Opposed? Eight passes.

Donald Ekberg: **Article 09 Pickup Truck Replacement**

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$75,000 for replacement of a Water / Wastewater pickup truck with appurtenances. Funding for this article will come from the Sewer Vehicle Capital Reserve (\$37,500) and the Water Vehicle Capital Reserve (\$37,500), with no amount to be raised by taxation.
[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: A Motion to place article 9 on the floor.

Deborah Fauver: Second.

Donald Ekberg: Moved and seconded. Jason?

Jason Gagnon: This is again, part of our regular vehicle replacement program. We're replacing an, uh, existing pickup truck with a new pickup truck and plow and toolbox and all that stuff.

Donald Ekberg: Any questions for Jason? Any comments on Article nine? Seeing no hands, are you ready for the vote? All in favor of nine, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Nine passes.

Donald Ekberg: **Article 10 Appropriation to Pope Memorial Library**

To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$10,000 for the purpose of supporting the programs of the Pope Memorial Library (North Conway Public Library). This is a tax funded article.

[Recommended by the Board of Commissioners 3-0-0]

Suzanne Nelson: I'll make a motion to place Article 10 on the floor.

James Umberger: Second.

Donald Ekberg: Moved and seconded. James Umberger will address this article.

James Umberger: I think we have Scott here. He's from the library. And he... could you just tell us who you are and speak into the mic please.

Scott Gleason: Thanks. My name is Scott Gleason. I'm here representing the Pope Memorial Library, which everybody probably remembers as the North Conway Public Library. Um, the generous donations in this warrant article from the North Conway Water Precinct started back in 1992. Uh, we had to put together a, a grant request and the grant request

needed a demonstration of community or government funding. Since the town isn't a funding agent, we came to North Conway Water Precinct voters and they generously decided that they would support the library for the community. Uh, one thing to keep in mind is this is about 3% of our budget for operating. And as all you all know, we've enlarged the library and it's giving out a lot more services than it did in years past. So we really appreciate the help from the North Conway Water Precinct.

Donald Ekberg: Are there any questions for Scott or, or, uh, anybody else or any comments on this article? Seeing no hands, I'll ask for a vote on Article 10. All in favor say aye.

Crowd: Aye.

Donald Ekberg: Opposed? 10 passes

Donald Ekberg: **Article 11 Appropriation to Schouler Park Skating Rink**
To see if the voters of the North Conway Water Precinct will vote to raise and appropriate the sum of \$6,750 for the purpose of supporting the programs of the Schouler Park Skating Rink. This is a tax funded article.
[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: I'll make a motion to place Article 11 on the floor.

James Umberger: Second.

Donald Ekberg: Moved and seconded. James Umberger will address this article.

James Umberger: This is, um, essentially the ice-skating rink in Schouler Park. Uh, wasn't used too much this year, but it's been going on for years and years and years. And so this is to help fund a portion of it. And we, we give the money to Conway who runs it. We provide the water for the ice rink and it's been supported for years and I would recommend we support it again.

Donald Ekberg: Are there any questions for Jim or any comments on this article? Seeing no hands, are you ready for the vote on 11? All in favor of 11, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? 11 passes.

Article 12 Ratify Auditor
To see if the voters of the North Conway Water Precinct will ratify Plodzick & Sanderson as the Precinct auditor for the calendar year 2024.
[Recommended by the Board of Commissioners 3-0-0]

Suzanne Nelson: I'll make a motion to place article 12 on the floor.

James Umberger: Second.

Donald Ekberg: Moved and seconded. Jason?

Jason Gagnon: Sure. So this is standard. Our Precinct bylaws say that at annual meeting we have to, uh, the voters have to approve our auditor. So we've had Plodzick and Sanderson now for three or four years. They've been doing a

fantastic job. Um, we're actually getting caught up to the point where audits will arrive on time for the first time in a while. So they're, they're doing a great job and I would, I would recommend that we support and stay with them.

Donald Ekberg: Any questions for Jason or any comments on article 12? Are you ready for the vote on 12? All in favor of 12, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? 12 passes.

Donald Ekberg: **Article 13 Borrowing Against Credit of Precinct**

To see if the voters of the North Conway Water Precinct will vote to allow the Commissioners to borrow against the credit of the Precinct such sums of money as may be necessary in anticipation of taxes, bond sales, water, and sewer bills as permitted in Section 6 of the Precinct Charter.

Suzanne Nelson: I'll make a motion to place article 12 on the floor, 13 sorry...

James Umberger: Second.

Donald Ekberg: Moved and seconded. Is there anybody wishes to speak on 1213? Excuse me. Seeing no hands on. 13. All in favor of 13, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? 13 passes.

Donald Ekberg: Is there any other business to take place prior to going onto the petitioned article? Seeing no hands, we'll move on to the petitioned article. Is there a vote yet on the, uh, is there a vote yet tally on the, is there a vote yet?

Donald Ekberg: **Article 14 Act Upon any other Business**

To act upon any other business which may legally come before this meeting.

Donald Ekberg: Seeing no hands we will move onto the Petitioned Article.

Donald Ekberg: **Article P1: Petitioned Article: Village at Kearsarge Sewer**

To see if the voters of the North Conway Water Precinct will vote to appropriate up to \$443,000 from the Sewer Capital Reserve Fund and/or Sewer Infrastructure Capital Reserve Fund toward actual project costs incurred by the Village at Kearsarge Condominium Association for the purposes of designing and constructing a sewer pump station, sewer force main, and gravity sewer to serve Building 3, 4 and 9 of the Village at Kearsarge Condominium Association and for the North Conway Water Precinct to take ownership and maintenance responsibility of the sewer pump station and gravity sewer collector line and manholes extending the previous Birch Bend project to serving Buildings 3, 4, and 9 provided that: 1) satisfactory permanent easements are provided to the Precinct for said infrastructure; 2) design and costs of said infrastructure are reviewed and approved by Precinct engineer; 3) said infrastructure is installed in compliance with all Precinct specifications including, but not limited to, construction testing, engineering, and inspection requirements; and 4) the Village at Kearsarge Condominium Association is solely responsible to design, solicit bids for, and construct and manage the construction of said infrastructure to the Precinct's specifications and requirements. The North Conway Water Precinct shall not be obligated to assume ownership and maintenance responsibility of the project's infrastructure or to make payments to the Village at Kearsarge Condominium Association for project costs until all conditions above have been satisfied and the completed infrastructure has been accepted by the Precinct.

This is a petitioned article.

[Recommended by the Board of Commissioners 3-0-0]

Donald Ekberg: Is there a motion?

Suzanne Nelson: I'll make a motion to place Petitioned Article One: Village at Kearsarge Sewer on the floor.

James Umberger: Second.

Donald Ekberg: Moved and seconded. Jason will address this article.

Jason Gagnon: Okay. So I was actually just reminiscing about this. My first meeting here after two weeks on the job, when the first Village at Kearsarge Sewer project was approved, uh, came in off of Kearsarge Road through Common Land and then up, uh, Birch Bend, uh, and also out behind Pride's Pasture. What that ended up doing is it put some of the condo buildings at the Village at Kearsarge Condos within 400 feet of Precinct owned infrastructure requiring them to hook up. Since that time, they've been working, uh, to develop a plan to connect. And what they'd like to do is right in line with what the Precinct has done since the wastewater plant was built, which is to try and get as many customers, as many people in the Precinct on sewer as we can. So what they're asking us to do in this project is to essentially extend the line that we built behind Pride's Pasture and Birch Bend out so that all the buildings, I think except for one, are within 400 feet of the sewer. So that they will all connect in, uh, they're doing the design to the Precinct's specifications. They're going to manage the construction to the Precinct specifications. Assuming they do so, the Precinct would then take over that portion of gravity main and the pump station required for the condos that cannot access the gravity line that's there now by gravity. Basically, they're too low, so they need that pump station. The article is asking for the Precinct to only fund that portion that extends the line and includes the pump station so that all the buildings have to hook up. They're not asking for funding for service lines to individual buildings. Precinct has never funded service lines to individual buildings. They're not asking for that. They're just basically asking for that pump station and the main to get close enough so then they can do the rest of the project and, and tie all the buildings in. Um, I think that's it in a nutshell. I know we have some representatives here from the condo association. If anybody has some specific questions for them or I'm happy to answer some specific questions as well.

Donald Ekberg: Are any, um, yes...

William Dineen: Thank you. My name? My name is William Dineen. I'm with the, uh, uh, condo board at the Village of Kearsarge.

Donald Ekberg: Are you, are you a member?

William Dineen: I am a member, yes.

Donald Ekberg: Of here; yes?

William Dineen: Yes. Okay. But I'd like to make a motion that one of our non-member, uh, homeowners be allowed to speak on this issue. If there are specific questions, uh, as they've been this, uh, gentleman, Mark Francher has been leading our, uh, development effort. Uh, and I think it would be helpful if he had the opportunity to speak to or answer questions if necessary.

Donald Ekberg: Your, your motion is for whom to speak.

William Dineen: Mark Francher.

Mark fan. You moved to Mark, mark fan to speak. Is there a second to that motion?

James Umberger: I'll second.

Donald Ekberg: Moved and seconded. The motion has been moved and seconded to Mark Francher, a non-member to speak at this meeting. Are you ready for the vote on that motion? All in favor say aye.

Crowd: Aye.

Donald Ekberg: Opposed? He's allowed to speak. Thank you.

Donald Ekberg: Where is Mark? Where is he? Who is he?

Mark Francher: It's a very complicated and long, uh, foreign article and I had some help with it. Um, I wrote a statement out to explain, uh, everything, uh, which, uh, Jason has covered completely absolutely every single thing I was gonna say here, except I'm told that the Warrant article has no tax impact.

Jason Gagnon: Correct.

Mark Francher: Is that true? Okay. Um, beyond that, I wanted to thank you for your help through all this process and the Commissioners as well. I've, I've learned quite a bit. Thank you.

Donald Ekberg: Is there anybody else that wishes to speak on this article, member or otherwise?

William Hounsell: Yeah, I Would.

Donald Ekberg: Uh, Mr. Hounsell?

William Hounsell: Thank you, Mr. Moderator. My name is Bill Hounsell and I've been involved with, in the precinct business since 1988. Um, it has, I'm, I'm speaking now so that the, uh, people watching might understand why this is good for the citizens of the whole valley, but particularly all of the, uh, voters in North Conway Water Precinct. It has always been our goal to get as many private septic systems off the land as we can, particularly up in the, uh, the area of the sensitive to the wells and, uh, any brooks any streams that we can, uh, uh, get this private septic systems off the land is the mission of this Precinct. And so what we're you're asking for tonight in this petition, in my view, is perfectly in line with our mission. And I, I, uh, encourage everybody here to vote for it and all the people, uh, listening to, uh, understand that it's, uh, our, our opinion that, uh, we should continue to proceed throughout the valley to protect the source of our drinking water in the aquifer. And, uh, I thank you all for coming. This is a good turnout and I'm glad you can get a little bit educated about where we're coming from on our, on our goals and the wards of commissioners since I've been here, commissioner, after commissioner after commissioner have followed through on this. And I thank them tonight for putting us in this position again.

Donald Ekberg: Thank you. Anybody else? You sir?

John Zouck: I have a question.

Donald Ekberg: Okay. Your name is sir?

John Zouck: Uh, John Zouck, uh, the 443,000, what is the total cost estimate for that pump station? What percentage of the total is that? Just out of curiosity.

Jason Gagnon: I'll have to look that up. I don't have that right in front of me, but I can get it pretty quickly.

John Zouck: 'cause, 'cause yeah. 'cause the condo association will have to raise the rest of it, I assume.

Donald Ekberg: Is there anybody else that wishes to speak on this article? Yeah, can you get that right away, Jason?

Donald Ekberg: The question was how much does the 443 pay for toward the pump station?

John Zouck: ... Towards the, towards the stuff that the Water Precinct is going to have to do.

Donald Ekberg: I guess the question is how far does the 443 go?

John Zouck: Yeah, that's...

Donald Ekberg: Okay. We'll take a minute to see if Jason can punch that up. No pressure, Jason.

Jason Gagnon: All right. So the cost estimate that, uh, Horizon's Engineering, who the condo association has hired to do their design work, we received this on February 19th, and the total construction cost is estimated at 922,000. So ours is, is, uh, the 443 is, is less than half of that. And that 443 essentially covers the pump station, um, which we've got \$65,000 in there for, um, plus some of the gravity main, which is, I'd have to do a little bit more involvement to break out where that is.

John Zouck: Thank you.

Donald Ekberg: Is there any other comments or ques... questions on article...Petitioned Article one?

Robert T. Anderson: Hi, Tim Anderson. Jason, just one question on it. Are we only gonna be responsible for that 1200 feet plus the pump station to make sure it's put into spec or the whole project to the houses?

Jason Gagnon: So the, the, as far as, um, the cost, when they put this out to bid, there's gonna be a unit cost table. And so whatever the actual bid is for that pump station, the force main and the gravity main to get within buildings, whatever it is, three, four and nine. Four and nine, that, that's what we'll pay that actual cost up to the 443. So if it comes in lower than that on the unit cost, we'll we'll pay less. If it comes in over that, we're only paying up to the 443. For the rest of the project. Right. So for the rest of the connections, those are no different than what, um, we would do for individual connections at people's houses. Right. That's the way we're treating that. So we do have our guys out there in the field doing those sewer connection inspections whenever they have.

Robert T. Anderson: Correct. But we, are we gonna contract that 1300 feet of pipe plus the pump station? Or is the association?

Jason Gagnon: The association.

Robert T. Anderson: So we're gonna have people on site watching that being built also.

Jason Gagnon: Yes.

Robert T. Anderson: So while they're up there doing that, you're gonna bill out towards that 443 for those guys being there.

Donald Ekberg: Are there other comments on this article?

Jason Gagnon: I don't know. I hadn't, I hadn't really thought about that. I'm sorry. You know, when we do... Just for discussion's sake, right now Pine Hill is going in, um, our guys are out there doing inspections that's sort of part of our services. And we are going to be taking over the public portion of the Pine Hill water and sewer infrastructure that's in, in the roads in the right of way, similar to what we'll be doing here. And we're not billing them for that. That inspection is sort of part of what we do, um, to make sure that the infrastructure that we own, the infrastructure that we support is built to our standards and is gonna work like we want it to. So, I, I, I don't, I guess I, I don't think we would bill them for that. That's part of what we do on every project.

Donald Ekberg: Are there, are there other comments on, uh, petitioned article one, you wish to speak, ma'am?

Darlene Spence: Yes.

Donald Ekberg: Uh, not being a member, we need a motion from somebody.

James Umberger: And your name?

Darlene Spence: Darlene Spence.

James Umberger: So a motion to allow Darlene, Darlene Spence to speak.

Donald Ekberg: Is there a second?

Deboarh Fauver: Second.

Donald Ekberg: There's a motion and a second for Darlene Spence, a non-member to speak all, uh, all in favor of that motion, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Thank you.

Darlene Spence: Alright, thank you. Alright. Um, my husband, uh, so I'm 55 Country Road and in one of the condos we're in 47. My husband Warren and I have owned our condo for 20 years at the Village at Kearsarge. And so we're longtime taxpayers to the town of Conway. So I just want to say that we can't vote tonight. Um, but you can, uh, many of you have made up your minds already, but if you have not just want to say a few words that in 2020, um, the town paid to connect the homes on Birch Bend in the Village at Kearsarge to the sewer, the homes in 2024, most remaining, most of the remaining homes in the village will be connected to the sewer by the town through a previous warrant in 22. And, um, this leaves the eight condo buildings with 44 condos in the village unconnected to the town sewer without funding. And Mr. Hounsell spoke to that, you know, that that's a good thing to connect it. Um, the condo leaching fields are about 40 years old and with an unknown lifespan. The funds in the article for the condo sewer project, I believe are money well spent. The condo sewer project will help to protect the groundwater in the area from pollution as these leaching systems age. And the town will also benefit from the revenue received from 44 units when the, when the construction is finally completed. Um, it's also just the right thing to do for the condos and for this at this time. And I ask voters to approve funds in the article for the Village at Kearsarge Project. Thank you.

Donald Ekberg: Thank you. Thank you. Anybo... Any... any? Yes.

William Hounsell: Bill Hounsell again. I think it's important to understand how difficult it is at times to get the easements in place for the precinct. So one of the challenges the association will have, which will make this project work and viable, is getting those easements. The second thing that's important is that the people that should you taking the line to, uh, are, are forced to connect or agree to connect. And it would be nice to know that before, uh, you build, uh, that these are the two things integral to your, the association's, uh, decision by however many voters you get to support that. Uh, the precinct I think is, uh, it's worth the, uh, price of our staff to oversee the project, to make sure it meets our standards. That's an investment, uh, on behalf of the people of North Conway Water Precinct that we, uh, would believe is worth the money. Uh, so this is an opportunity for you to do things that would be difficult for the precinct to do alone, but maybe together we could make it happen. Thank you.

Donald Ekberg: Any other comments on petitioned Article one?

Ryan McDonald: I do. My name's Ryan McDonald. Uh, you've said there was 44 units that we hooked up. They can be required to hook up to the precinct. Uh, if we put those pipes up there and we have a projected revenue of what that's roughly gonna bring, what they're gonna bring in.

Jason Gagnon: Yeah. So every, every building that will be within 400 feet, and I believe all except for one will be within 400 feet. Uh, but that one's not connecting to this part. They're asking funding for, it's coming in, um, to the existing line behind Pride's pasture.

Ryan McDonald. Okay.

Jason Gagnon: And we have a verbal commitment that they're hooking that up anyway.

Ryan McDonald: So, those 44 units aren't gonna be connecting on their own dime to the, when the precinct's once their precinct takes over there. Okay.

Jason Gagnon: Okay. Yep. Um, to answer your, your, uh, question about revenue paying back, um, it, it's not going to, it never does on any of these sewer projects. The reason that we do it is to protect the groundwater.

Ryan McDonald: Yeah, I get that.

Jason Gagnon: And then we have to then collect the revenue from all of our users in the best interest of the whole system. Yep.

Ryan McDonald: Okay. Thank you.

Donald Ekberg: Any other comments on petitioned Article one? Are you ready for the vote? All in favor of one, say aye.

Crowd: Aye.

Donald Ekberg: Opposed? Aye Passes

...

Donald Ekberg: That conducts the business with the exception of the, um, elections and to end all suspense. Here's the election results. Yes. Yeah, I get it. The Commissioner is Sue Nelson for three years. Commissioner one year is Deb Fauver. Moderator is Don Ekberg. The treasurer is Tim Anderson and the clerk is Gary Chandler.

...

Donald Ekberg: That leaves the last piece of business is the, uh, petitioned article, which we have to leave open until eight 12 because that's one hour.

Jason Gagnon: Actually it's Article 2.

Donald Ekberg: Article two. Geez.

Donald Ekberg: Article two will be left open until 8:12. So we'll call a recess until 8:12. Not an adjournment, a recess. Can we do that?

Robert T Anderson: You can do whatever you want!

Donald Ekberg: Apparently not. I get corrected all the time! It'll be a recess until 8:12. When, in which case we'll, we'll, uh, collect the votes on the, uh, petition art... Um, article two...

...

Donald Ekberg: The meeting will now resume and the vote counting will start on the, uh, ballot issue. We're gonna have the numbers on the, uh, officers. Do we have the numbers on the officers?

Judy Anderson: I'll be right there.

Donald Ekberg: Okay. Jason has something she, he wishes to, uh, address.

Jason Gagnon: I just wanted to, uh, while we're waiting for the votes to the numbers to come up, we do have two members of our staff here tonight, in addition to Hannah and I. So we've got Artie Hill, who's the water foreman, and Mickey McDonald, who's the chief operator at the Wastewater plant. And I wanted to recognize the work that they do for the precinct. Both are longtime employees and everything that we do, all the success that we have, it comes back to those guys and their crew and how much, uh, how much respect they have for the, the investment that the taxpayers have made, the focus that they put on quality of work that they do here every day. So, I know I'm gonna embarrass 'em, but I just wanted to acknowledge them and say thank you publicly.

Donald Ekberg: Here's the actual vote total for the office. Sue Nelson, 37. Uh, Deb Fauver 44. Donald Ekberg 43. Tim Anderson 42. And Gary Chandler, 42. So that's the official numbers. The other vote will be coming momentarily. Eminently, eminently,

Donald Ekberg: We have the totals and the winner is A. 40 yes's and one blank article two passes.

James Umberger: Motion to adjourn.

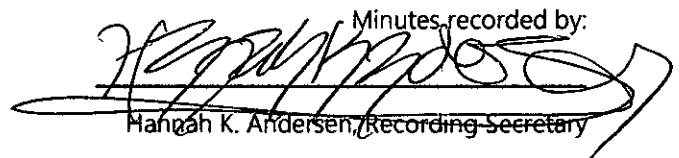
Donald Ekberg: Is there a second?

Deborah Fauver: Second.

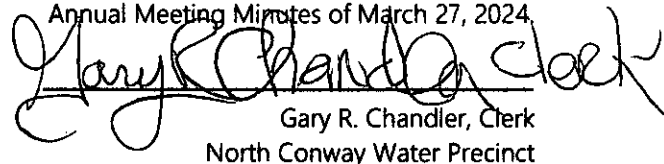
Donald Ekberg: All in favor of adjournment, say aye.

Crowd: Aye.

Donald Ekberg: That's a wrap.

Minutes recorded by:

Hannah K. Andersen, Recording Secretary

I, Gary R. Chandler, certify these minutes as the 2024
Annual Meeting Minutes of March 27, 2024.


Gary R. Chandler, Clerk
North Conway Water Precinct