

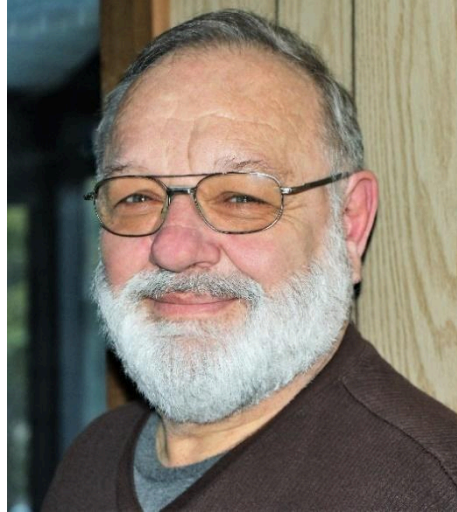
Mountain Lakes District
Haverhill New Hampshire



Mountain Lakes
Annual Meeting
April 6, 2024

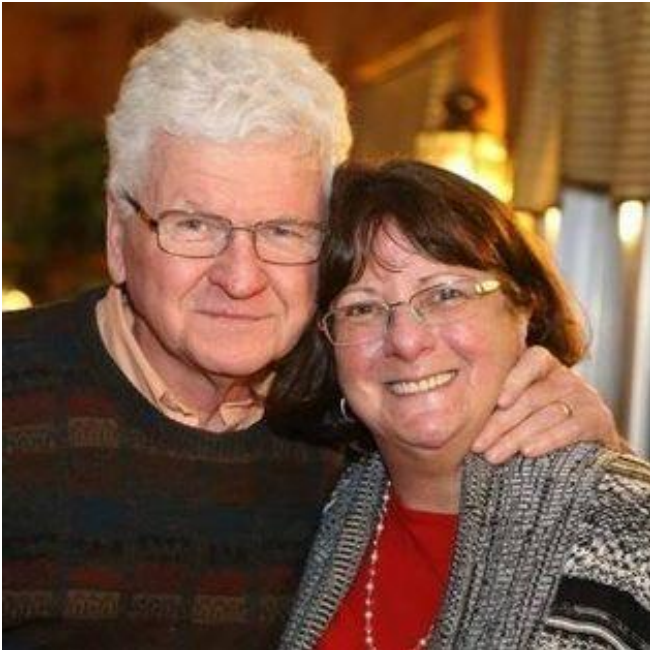
In Memory of
Fred Garafolo & Ken King

Fred Garafolo passed away July 9, 2023. Fred was the husband of our District Administrator, Kristi Garafolo. He was passionate about helping the community. He served as a member of the Haverhill Selectboard for two terms and was the Chairman for one of those terms. When he finished up with the Selectboard, he became a member of the MLD Water Committee.



We were blessed to have Ken and Fred in our lives and appreciate their dedication to serving the Mountain Lakes and Haverhill Communities.

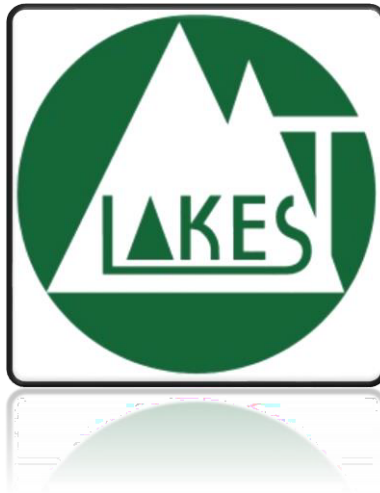
Ken King passed away May 8, 2023. Ken has served the MLD Community for over 35 years. He and his wife Laraine were very involved back in the days Mountain Lakes Community Association was active. They worked tirelessly to create events for the Community to enjoy. Ken went on to serve on the MLD Water Committee for many years and served as the Secretary and Chairman for multiple years. His background and ability to understand the water system and provide ideas was ever present and listened to by the multiple members of the Water Committee over the years.



Annual Report

For the year

2023



A four-Season Recreational Community since 1965

A Village District of the town of Haverhill, NH since 1976



Mountain Lakes District Officers & Staff 2024

Moderator	Ed Rajsteter
Commissioners	Robert Long, Chairman Mark Johanson Eric Cassidy
District Clerk	Karen Rajsteter
Treasurer	Seth Cassidy
Facilities & Water Manager	John Mitchell
District Administrator	Open
Zoning Officer	Courtney Lantz



MOUNTAIN LAKES DISTRICT OFFICE

75 White Mountain Road
Phone: 603-787-6180

Fax: 603-787-2154

District email: MLDAdmin@mountainlakesnh.com

DISTRICT 2024 BOARDS AND COMMITTEES

Many thanks to those who donate their time and talents for the good of the community!

Zoning Board of Adjustment

Marcia Selent, Chair
Beverly Colson
David Selent

Alternates

Linda Johanson
Ana Aguilar

Joint Loss Management Committee

Bob Long, Ex-Officio Commissioner
Linda Johanson
John Mitchell
Katie Beckley

Recreation Committee

Eric Cassidy, Ex-Officio Commissioner
Courtney Lantz, Chair
Linda Johanson
Dottie Long
Karen Cox
Ana Aguilar
Barbara Keating
Marcia Selent

Water Committee

Mark Johanson, Ex-Officio Commissioner
Ed Rajsteter, Chair
Christine Dunster
Allen Heathman

Mountain Lakes District Commissioners 2023 Annual Report

On behalf of the Mountain Lakes District Commissioners, the following is a summary of the 2023 District projects and notable events:

Our hearts are heavy due to the loss of two treasured members of the Mountain Lakes Community. We extend our profound appreciation to them for all they have contributed throughout their many years of service. We also extend our sympathies to the families who have endured the loss of these wonderful individuals.

Fred Garofalo passed away July 9, 2023. Fred was the husband of our District Administrator, Kristi Garafolo. He was passionate about helping the community. He served as a member of the Haverhill Selectboard for two terms and was the Chairman for one of those terms. When he finished up with the Selectboard, he became a member of the MLD Water Committee.

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We were blessed to have Ken and Fred in our lives and appreciate their dedication to serving the Mountain Lakes and Haverhill Communities.

Mountain Lakes District Boards and Committees

As Commissioners, we realize the value the MLD staff, boards, committees, and the community bring to the table. We are blessed to have the individuals who continue to serve and we appreciate all of their efforts. With that said, we are always looking for more talent to assist us in continuing to make Mountain Lakes the great place it is.

Mountain Lakes District Water Department and Committee

Water Sourcing Project:

The Water Committee continues to look for viable sources with a consistent goal of reducing our dependence on obtaining water from external sources. We are looking at potential sites with Nobis Engineering to identify areas for potential bedrock wells.

Grant Writer:

The Commissioners have met with the Haverhill Precinct Commissioners, including Haverhill Corner, North Haverhill and Woodsville. The purpose was to discuss ways that we can work together to provide better services to the communities we serve. We are currently looking into hiring an experienced Grant Writer who understands the process and the multiple entities available to provide grants. They would also be required to understand the individual needs of the districts to provide the best potential outcome in securing grants.

2023 Grants Applied for and Results:

Application was made to the NH DES Construction Project Drinking Water and Groundwater Trust Fund. The application was to replace existing water mains in the areas of Dartmouth Road, Hanover Drive and King Drive. The request was for a total of \$385,000. 60% (\$231,000) of the funding from the Trust Fund, 40% (Trust Fund Loan Program) The funding was not approved.

Application was made to the New Hampshire Department of Environmental Services Asset Management Plan Grant for \$83,000. The grant was to assist us with understanding and documenting our Water Department infrastructure and assets. A condition of the grant was that we would have to contract with a qualified engineering firm to assist us with the process. The Grant was awarded and we are currently working with Edgewater Strategies from Littleton, NH.

Application was made to the Grafton County Municipalities-Pandemic Emergency Relief Fund Program. Amount

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requested was \$138,565 to replace 1800 feet of water mains on Wildcat Drive/Bear Road to Water Chambers-line. We were awarded \$40,000 to be applied towards the project.

Volunteer Lake Assessment Program (VLAP):

VLAP testing was conducted again this year. The testing was completed in August by a State Biologist with the assistance of Water Committee Chair, Ed Rajsteter. The initial results were positive and the completed report will be available early in 2024.

2022 Storm Elliot:

The December 23, 2022 storm had high winds and flooding, damage included the roads and culverts washed out around the Lodge and pumphouse, the bulletin board by the flagpole blown over, beaches damaged by flooding, and the office building basement flooded when the sump pump system failed during the two-day power outage. Damage covered by our insurance carrier Primex was approximately \$13,500 and has been received. We are continuing to work with FEMA for covered damages we have already repaired. The total cost of covered repairs is approximately \$15,000 and we should be receiving 75% of that from FEMA.

Planning Board:

The Planning Board has had another busy year. They have reviewed and approved permits for 11 new homes and multiple smaller projects. The number of projects completed and closed for 2023 is 4, that includes homes, sheds and garages. There were 7 requested extensions for projects underway. There continues to be an interest in the Mountain Lakes Community as individuals from the cities are taking a closer look at what the mountains have to offer. We anticipate continued growth in Mountain Lakes and we welcome all newcomers and encourage them to become involved with the community.

Pool Access After Hours:

The ad-hoc Pool Key Card committee (4 members, headed by Commissioner Mark Johanson) investigated the feasibility of keyless electronic access by residents "after hours" including physical and financial requirements in 2022. They presented a preliminary report to the Commissioners in early 2023. The Commissioners deemed the report incomplete and asked for further work be done to determine added costs of preparing the site for installation of not only the new key-card system, but also electrical construction, and additional systems such as security camera(s) and lighting. To coincide with gate installation, the Commissioners asked that the electrical service to the pool house be upgraded to a 200-amp service to accommodate not just the gate, camera and lighting but also anticipated upgrades to the pool pump system and heater. By midyear the final numbers had been obtained. The estimated upgrades would be approximately \$15,000, with \$4,200 going to Vermont Life Safety (VLS) for the gate lock system and installation, cameras and lighting added \$200, and roughly \$10,000 going to trenching, new service panels, pool house wiring etc. After receiving 3 competitive bids, the contract was awarded to Tim Corey Electric of Wells River, Vermont. Corey and VLS will start work in the spring of 2024 to be completed by the end of June.

Cell Tower Project:

In Early 2023 Commissioner Mark Johanson contacted **EDGE Wireless** out of New York State to assess the feasibility of a cell tower on District property. After months of site visits, aerial surveys, face to face meetings and emails, three sites were picked as the most favorable locations: 1 behind the pumphouse above Lower Lake and 2 sites on Monteau Hill. The District signed a 1-year lease agreement with Edge Wireless in the Fall to start the process of getting cell service providers to lease space on a proposed tower.

If enough service providers commit to using the tower, the District will then sign a 10-year lease agreement with EDGE Wireless to develop the preferred site, construct & operate the new tower. All development and operational costs will be borne by EDGE Wireless and a monthly lease payment to the District would start to flow when the tower becomes operational, probably within 12 months.

MLD Recreation Committee:

The Recreation Committee co-sponsored three events with Haverhill Recreation in 2023: Winterfest in February, Evening on the Lake in August and in December a Christmas Movie night at the Lodge. We will be co-sponsoring the 2024 Winterfest on February 18, 2024 and will be providing the MLD Lodge, Monteau for cardboard sled races, the ice-skating rink, hot dogs, chips and facilities. The Recreation Committee was busy this year hosting a Chili and Chocolate Family event on Valentine's Day, an Earth Day clean-up, Children's Fishing Derby, two Pancake Breakfasts, two Ice

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Cream Socials, a Free Hot Dog event at the Lake, an Adult Pool Party, a Yard Sale, Adult Social, Trunk or Treat at the lake and three events in December: a Tree lighting at the District Office, the Movie Night and a Volunteer Appreciation Dinner. The District Office was open on Wednesday evenings for Mahjong, cribbage or other games. Pickleball moved to the Tennis Court and Water Aerobics was enjoyed in the pool. Our yearly season finale fireworks display by Hells Gate was very well attended and watched with amazement.

We appreciate the Town of Haverhill's Detective Libby who came to our Trunk or Treat with her decorated Police Cruiser and lots of treats. It is great to see the interaction between the Police and children. It was a very good year and we're looking forward to an even better 2024!

MLD Budget Committee: The Budget Committee typically meets six times during the last quarter of the year. They review the current year financials and based on year-to-date data, establish recommendations to be presented to the Commissioners and the community. The Budget Committee continues to do a great job for the Community. They possess a sound understanding of the Community and always take a balanced approach toward the decisions they make that impact the services we provide and the potential impact it has on the tax base.

Monteau Revitalization: The Commissioners are continuing to work with the Eastern States Cup Team to have a mountain bike race to be held at the Monteau ski area in 2024.

Kristi Garofalo resigned her position as District Administrator in December of 2023. She was with us for 11 years and was a great member of the MLD team. We wish her the very best in the future.

Final Thoughts: We, as Commissioners, cannot understate our appreciation for our staff, boards, committees, and community members who provide us with the input and guidance that assists us in our decision-making processes. This is what makes Mountain Lakes such a wonderful place to live and vacation. Thank you all for your insights and participation.

Respectfully Submitted,

Bob Long, Chairman Mountain Lakes District Board of Commissioners



New Hampshire
Department of
Revenue Administration

2024
WARRANT

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PROPOSED BUDGET NOT FINALIZED
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Article 01 Appropriate Funds for General Operations

To see if the District will vote to raise and appropriate the sum of Two Hundred Eighty One Thousand Three Hundred Eighty Five Dollars (\$281,385) 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)

Article 02 Appropriate Funds for Water Dept. Operations

To see if the District will vote to raise and appropriate the sum of Two Hundred Thirty Three Thousand One Hundred Dollars (\$233,100) 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)

Article 03 Appropriate to WD Capital Improvement CRF

To see if the District will vote to raise and appropriate the sum of Ten Thousand Dollars (\$10,000) 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)

Article 04 Appropriate to WD Water Emergency CRF

To see if the District will vote to raise and appropriate the sum of Fourteen Thousand Five Hundred Seventy-Six Dollars (\$14,576) 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)

Article 05 Appropriate to Recreational Facilities CRF

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.)

Article 06 Appropriate to Facility Maint, Improv, & Equip CRF

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.)



New Hampshire
Department of
Revenue Administration

2024
WARRANT

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Article 07 Appropriate to Gen Ops CR Pool Replacement

To see if the District will vote to raise and appropriate the sum of Ten Thousand Dollars (\$10,000) to be added to the General Operations Pool Replacement Capital Reserve Fund (established in 2023). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

Article 08 Appropriate to Future Dam Projects CR Fund

To see if the 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 District Future Dam Projects Capital Reserve Fund (established in 2016). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

Article 09 Appropriate to Infrastructure Projects CRF

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). This sum to come from taxation. The Commissioners recommend this article. (Majority vote required)

Article 10 Appropriate to District Infrastructure CRF

To see if the District will vote establish a Pool Key Card System Capital Reserve Fund under the provisions of RSA 35:1 for the purpose of installing a Key Card and Security System at the Pool, and to raise and appropriate the sum of Fifteen Thousand Dollars (\$15,000) to be placed into the Fund with said amount to come to come from taxation, And furthermore to name the Commissioners as agents to expend from said fund. The Commissioners recommend this article. (Majority vote required)

Article 11 Authority to Sell District Properties

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 75% of the assessed 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	Map and Lot	Assessed Value	Acres
204-180-0000	BELKNAP DR	204 180	\$ 5,100	0.606
204-308-0000	KEARSARGE DR	204 308	\$17,400	0.45
411-023-0000	PINNACLE WA	411 023	\$ 5,000	1.50
202-103-0000	WILDWOOD RD	202 103	\$ 3,000	
				0.54
202-130-0000	SIMONDS RD	202 130	\$ 3,400	0.386

Article 12 Authority to Sell District Property

To see if the District will vote to authorize the District Commissioners to sell a property owned by the District as identified below. The property was originally marked "Beach" on a plan of Montview, Book 1082 Page 33, and is conveyed as "Lot 15A/Sec 5, Beach Mountain Drive between Lots 15 & 16." The property shall be sold at fair market value by public auction, sealed bids, or listing with a realtor or broker. The Commissioners recommend this Article.

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New Hampshire
Department of
Revenue Administration

2024
WARRANT

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PROPOSED BUDGET NOT FINALIZED
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Article 13 Tariff change

To see if the District will vote to adopt the following changes to the Mountain Lakes Water Department Water Tariff: Under TERMS AND CONDITIONS: Section 1-a: Application for Service:

a. Application Form: All applications for water service must be made in writing on a form provided by the Department (see enclosure #2). The original application for service must be made by the property owner or occupant at least five (5) working days in advance of requested date. A Water Hook-up fee of \$2,500.00 must accompany the application. Payment in cash, or check made out to Mountain Lakes District" The annual billing period is April 1 to March 31. When the water is turned on, the annual billing will begin and be prorated through the following March 31st. This will be billed at the time of the installation and will be due 30 days from that date. All components and lines are to be installed by the homeowner's qualified plumber. Mountain Lakes Water Department will supply the following for a ¾ inch service line: Main Saddle/Corporation Curb Stop, Ball Valve, Backflow Preventor, Pressure Reducer Valve as required, Pack Joints, Meter Horn and Mountain Lakes Water Department Manager time for oversight of the installation Water Tap and Assembly (This is for a standard installation. Any deviation from this will be billed to the customer at current rates.) The Commissioners recommend this Article.

Article 14 Lease approval

To see if the District will vote to authorize the Board of Commissioners to lease District-owned property to Wireless Edge Towers, II, LLC for the purpose of constructing a wireless telecommunications facility, including a tower and associated equipment sheds and improvements, on one of three potential sites to be chosen by the lessee (Map 203 Lot 283, Map 293 lot 284, or Map 201 Lot 216), for an initial term of 10 years and four potential renewal terms of 10 years each, on such other terms and conditions as the Commissioners may determine. (Majority vote required.)

Article 15 Elect District Officers

To elect the following District officers: 1) A Commissioner for a term of two (2) years. 2) A Commissioner for a term of three (3) years. 3) A District Clerk for a term of one (1) year. 3) A Treasurer for a term of one (1) year. 4) A District Moderator for a term of two (2) years.

Article 16 Any Other Legal Business

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

ASSESSMENT COMPARISON DATA:

2024 PROJECTED ASSESSMENT	344,484
2023 ACTUAL ASSESSMENT	344,484
2023 ACTUAL ASSESSMENT	

Mountain Lakes General Operation

2024 PROPOSED BUDGET

(NOTE: Fiscal Year Runs Jan. 1 to Dec. 31)

	2023 YTD Actual	2023 Budget	2024 Requested Budget
Revenues			3,000
4002-1 - ZONING PERMITS	3,920	2,000	1,000
4003-1 - BATH RECREATION FEES	1,000	1,000	400
4005-1 - INTEREST REVENUE	709	100	3,500
4006-3 - LODGE RENTAL INCOME	3,775	2,500	0
4008-1 - INSURANCE REIMBURSMTS	14,733	0	0
4011-1 - AMP GRANT PAYMTS	5,000	0	1,300
4012-2 - BOAT RENTALS REVENUE	965	1,000	100
4015-1 - MISC. REVENUE-GEN OP	12,218	100	2,500
4016-2 - SNACK REVENUE	2,511	2,000	3,186
4018-1 - BATH WATER SVC FEES	2,979	2,979	348,899
4020-1 - TAXES RECD-HAVERHILL	344,484	344,204	\$363,885
Total Revenues	\$392,294		

Mountain Lakes General Operations Budget

	2023 YTD Actual	2023 Budget	2024 Requested Budget
Expenditures			
5002-1 - COMMISSIONER	9,000	9,000	9,000
5004-1 - TREASURER	750	750	1,000
5006-1 - CLERK	125	125	125
5008-1 - MODERATOR	125	125	125
5009-1 - ZONING OFFICER	3,273	5,000	5,000
5010-1 - DISTRICT ADMIN	34,108	31,070	10,000
5011-1 - AMP GRANT EXPENSES	5,000	0	0
5012-1 - FACILITY MGR	42,269	40,100	40,100
5013-1 - MAINTENANCE ASSISTANT	1,712	3,000	3,000
5014-1 - PROF. SERVICES - CPA	2,122	1	15,000
5015-1 - TECH SUPPORT SERVICES	2,725	2,750	3,000
5016-2 - REC. PROGRAM DIRECTOR	4,152	5,500	5,500
5018-2 - LIFEGDS/POOL ATTENDANT	8,151	13,500	12,000
5019-2 - SNACK BAR INVENTORY	1,362	1,600	1,600
5020-2 - SNACK ATTENDANTS	5,132	5,000	6,000
5022-2 - LODGE ATTENDANT	945	1,200	1,200
5026-1 - FICA EXPENSE-GEN OP	6,324	6,100	3,000
5026-2 - FICA EXPENSE-REC	1,183	2,000	2,000
5028-1 - UNEMP INSURANCE	432	500	500
5030-1 - WORKERS COMP	1,992	2,131	1,918
5034-1 - TAN INTEREST	179	0	0
5035-1 - WGSB DAM LOAN	6,975	7,200	6,800
5037-1 - WGBS WATER LOAN	27,325	27,325	26,555
5038-1 - PASSUMPSIC LOWER DAM LOAN	16,210	16,300	16,300
5040-1 - LEGAL EXPENSE	4,927	0	5,000
5042-1 - AUDIT EXPENSE	4,500	4,225	4,600
5043-1 - HEALTH INSURANCE	6,152	7,100	0
5044-1 - NH RETIREMENT	4,952	5,700	2,000
5046-1 - LIABILITY INSURANCE	2,531	2,531	5,962
5048-1 - OFFICE SOFTWARE	2,172	2,000	2,300
5049-1 - OFFICE SUPPLIES	1,481	2,500	2,000
5051-1 - PHONE/INTERNET-GEN OP	4,036	3,200	4,100

5051-2 - PHONE/INTERNET-REC POOL	552	250	850
5051-3 - PHONE/INTERNET-LODGE	1,525	1,500	1,600
5052-1 - ELECTRICITY-GEN OP	4,094	4,000	4,500
5052-2 - ELECTRICITY-REC	1,024	1,200	1,200

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Mountain Lakes General Operations Budget

	2023 YTD Actual	2023 Budget	2024 Requested Budget
5052-3 - ELECTRICITY-LODGE	1,509	1,200	1,500
5054-1 - FUEL/PROPANE-GEN OP	2,197	2,700	2,700
5054-2 - FUEL/PROPANE-REC	1,118	300	1,000
5054-3 - FUEL OIL-LODGE	4,897	6,000	6,000
5056-1 - PRINTING/AD-GEN OP	1,538	700	1,700
5058-1 - WATER CHARGE-GEN OP	700	700	700
5058-2 - WATER CHARGE-REC	700	700	700
5058-3 - WATER CHARGE-LODGE	700	700	700
5060-1 - CONSULT/TRAINNG-GENOP	2,281	2,500	2,000
5060-2 - CONSULT/TRAINING-REC	0	750	750
5062-1 - FEES/REGISTRRTNS-GENOP	1,880	3,300	3,000
5064-1 - FACILITY OPER-GEN OP	32,333	12,000	17,000
5064-2 - FACILITY OPER-REC	3,925	3,500	4,000
5064-3 - FACILITY OPER-LODGE	6,825	4,000	7,000
5065-1 - SNOWPLOW/MOWING-GENOP	3,146	3,400	3,400
5065-3 - SNOWPLOW/MOWING-LODGE	2,345	2,200	2,200
5066-1 - BEAUTIFICATN/WILDLIFE	572	2,100	2,000
5067-1 - FIREWORKS	3,000	3,500	3,000
5068-1 - SPECIAL EVENTS-GENOP	596	700	700
5068-2 - SPECIAL EVENTS-REC	628	1,200	1,200
5072-3 - EQUIP PUR/MAINT-LODGE	1,388	1,600	1,600
5074-1 - MILEAGE	1,255	1,200	1,200
5082-2 - BEACH/POOL MAINT.	8,746	12,000	12,000
5096-1 - PLANNING BOARD	1,469	800	1,500
CF Contingency Fund	0	4,500	0
Add Warrants to be raised by District	\$69,250	\$73,750	\$82,500
Total Expenditures	\$152,996	\$146,000	\$160,050

Mountain Lakes Water Department Budget

Balances as of 12/31/23

	2023 YTD Actual	2023 Budget	2024 Requested
Revenues			
2-4003 - WD HOOKUPS	\$6,000	\$1,500	\$10,000
2-4005 - WD INTEREST REVENUE	\$2,032	\$750	\$1,000
2-4015 - MISC REVENUE (GRANT)	\$40,000	\$0	\$0
2-4019 - WATER REVENUE-DISTRICT	\$235,597	\$228,200	\$233,100
2-4019B - WATER REVENUE-BATH	\$12,510	\$13,856	\$13,856
Total Revenues	\$296,139	\$244,306	\$257,956
Expenditures			
2-5010 - WD DISTRICT ADMIN	\$19,142	\$20,713	\$10,000
2-5014 - WD PROF SERVICES-CPA	\$380	\$1	\$15,000
2-5015 - WD TECH SUPPORT SVCS	\$2,946	\$2,750	\$3,000
2-5032 - BANK CHARGE	\$10	\$0	\$1
2-5038 - NH RETIREMENT	\$3,356	\$3,757	\$3,551
2-5039 - WD FICA EXPENSE	\$3,594	\$4,000	\$3,500
2-5040 - WD LEGAL EXPENSE	\$0	\$300	\$300
2-5042 - WD AUDIT EXPENSE	\$4,500	\$4,225	\$4,500
2-5046 - WD LIABILITY INSURANCE	\$2,531	\$2,531	\$3,000
2-5047 - WD HEALTH INSURANCE	\$4,202	\$4,700	\$1,200
2-5048 - TRANSFER OUT-Cap Imp CRF	\$4,750	\$4,750	\$10,000
2-5049 - TRANSFER OUT-Wtr Emerg CRF	\$12,000	\$12,000	\$14,576
2-5050 - WD OFFICE EXPENSE	\$3,867	\$2,200	\$3,000
2-5051 - WD TELEPHONE/INTERNET	\$1,626	\$2,200	\$2,200
2-5052 - WD ELECTRICITY	\$9,664	\$15,000	\$15,000
2-5054 - WD FUEL/PROPANE	\$793	\$1,300	\$1,300
2-5060 - WD CONSULT/TRAIN	\$1,050	\$600	\$600
2-5062 - WD FEES/REGISTRATION	\$1,621	\$6,000	\$2,500
2-5064 - WD FACILITY MAINT	\$21,926	\$12,000	\$20,000
2-5074 - WD TRUCK EXPENSES	\$4,382	\$3,500	\$4,000
2-5078 - WD EQUIP PURCH/MAINT	\$1,820	\$1,500	\$1,500
2-5094 - WWL WATER PURCHASES	\$47,085	\$65,000	\$55,000
2-5096 - WD CONTRACT LABOR	\$51,950	\$42,500	\$45,000
2-5097 - WD WATER ASSISTANT	\$0	\$3,000	\$10,000
2-5098 - WD WATER DEPT MANAGER	\$28,040	\$26,800	\$26,249
2-5099 - WD BATH SERVICE FEE	\$2,979	\$2,979	\$2,979
Total Expenses	\$234,214	\$244,306	\$257,956

Bath Water Calculations

	PROCEDURAL FORMULA TO BILL BATH (OUT OF DISTRICT) WATER SERVICE DISTRICT CHARGE	EXAMPLES* <i>*Also see "worksheet 1"</i>	2022	2023	2,024
Step 1	Determine the allocation amount of District water expenses using steps A-D below.				
	A Take 50% of the apportioned accounts in the current District Budget (see table 1.1 for accounts)	\$56,268.50	\$19,752	\$22,566	28,034
	B Add in the 100% accounts from the District Budget (see table 1.1 for accounts)	\$79,412	\$51,600	\$50,825	49,655
	C Take the current Social Security and Medicare percentage of the apportioned payroll (see table 1.1 for accounts) and the water department payroll:	\$3,309.38	\$0	\$0	0
	i (Expense lines 2-5010+2-5097+2-5098) * current social security rate	(5200+1500+26000) * .062	\$0	\$0	0
	ii (Expense lines 2-5010+2-5097+2-5098) * current Medicare rate	(5200+1500+26000) * .0145	\$0	\$0	0
	iii i + ii = iii	\$3,309.38	\$0	\$0	0
	D Add A+B+C=District portion of Water Expenses	\$138,989.88	\$71,352	\$73,391	77,689
	Step 2	Find the combined valuation for Mountain Lakes and Bath (out of District)			
A Find the valuation for Mountain Lakes		47,506,100	56,886,541	58,157,141	58,986,926
B Find the valuation for Bath (out of District)		2,177,100	2,302,300	2,460,600	2,524,700
C Total Combined Valuation (A+B)		49,683,200	59,188,841	60,617,741	61,511,626
Step 3	Find the percentages allocated to Haverhill and Bath (out of District). Do this by adding both valuations together and finding the proportion of each.				
	A Haverhill	47,506,100/49,683,200	96.1%	95.9%	1
	B Bath (out of District) rounded to the nearest tenth of a percent	2,177,100/49,683,200	3.89%	4.06%	0
Step 4	Find the dollar amount allocated to Bath. Multiply answers from Step 3B and Step 1D.	102112*4.38% = \$4474.51	\$2,775	\$2,979	3,189
Step 5	Determine the debt service fees for the Bath (out of District) residents by dividing the answer from Step 4 by the total number of water customers in the Bath section of Mountain Lakes. Round the number to the nearest whole dollar. Add this number to the yearly base rate on the Water Dept Budget for total to charge the Bath residents (out of District customers).	4474/15 = 298	\$185	\$186.19	199
		298 + 600	\$785	\$886	899
Step 6	Multiply the number of Bath water customers by the first Step 5 answer. Enter this figure as an expense item for the Water Dept Budget.	15 * 298 = 4470	\$2,960	\$2,979	3,189
Step 7	Enter the same figure from Step 6 as a revenue item in the District budget.	\$4,470.00	\$2,960	\$2,979	3,189
This calculation is dictated in the NH PUC rulings of 2008 & 2009					

Mountain Lakes Proposed Distribution of District Water Costs of "All Water Customers"

50% Basis Accounts	2024 Gen Op Budget	50% of 2024 Gen Op Budget	NOTES	100% Basis Accounts	100% of 2024 Gen Op Budget
5002-1 - Commissioner	\$ 9,000	\$ 4,500		5035-1 - Dam Loan	\$ 6,800
5004-1 - Treasurer	\$ 1,000	\$ 500		5036-1 - FPR Bond	Paid off 2018
5006-1 - Clerk	\$ 125	\$ 63		5037-1 - WGBS Water Bond	\$ 26,555
5008-1 - Moderator	\$ 125	\$ 63		5038-1 - Passumpsic Lower Dam Loan	\$ 16,300
5010-1 - District Admin	\$ -	\$ -	allocated directly to water budget	<i>*And any other loans in the future</i>	\$ 49,655
5013-1 - Maintenance Assistant	\$ -	\$ -	allocated directly to water budget	<i>used for the Water System</i>	
5028-1 - UE Insurance	\$ 500	\$ 250			
5030-1 - Worker's Comp	\$ 1,918	\$ 959			
5014-1 - Professional Services	\$ -	\$ -	allocated directly to water budget		
5040-1 - Legal Expense	\$ 5,000	\$ 2,500			
5042-1 - Audit Expense	\$ -	\$ -	allocated directly to water budget		
5048-1 - Office Supplies	\$ -	\$ -	allocated directly to water budget		
5051-1 - Telephone/Internet-Gen.Op	\$ 4,100	\$ 2,050			
5052-1 - Electricity-Gen.Op	\$ 4,500	\$ 2,250			
5054-1 - Fuel/Propane-Gen.Op	\$ 2,700	\$ 1,350			
5056-1 - Printing/Ad-Gen.Op	\$ 1,000	\$ 500			
5058-1 - Water Charge-Gen.Op	\$ 700	\$ 350			
5060-1 - Consulting/Train-Gen.	\$ 2,000	\$ 1,000			
5062-1 - Fees/Registration-Gen. Op.	\$ 3,000	\$ 1,500			
5064-1 - Facility Oper-Gen.Op	\$ 17,000	\$ 8,500			
5065-1 - Snow Plow/Lawn Mow	\$ 3,400	\$ 1,700			
5070-1 - Shop/Supplies-Gen.Op	\$ -	\$ -			
5072-1 - Equip.Purchase-Gen.Op	\$ -	\$ -			
5076-1 - Building Maint-Gen.Op	\$ -	\$ -			
5078-1 - Equip.Maint-Gen.Op	\$ -	\$ -			
		\$ 28,034			\$ 49,655.00

This calculation is dictated in the NH PUC rulings of 2008 and 2009.

Mountain Lakes District Treasurer Report

As of December 31, 2023

BANK ACCOUNTS*

Account Type	Account Name	Rate	Balance **
Checking	WGSB-Mountain Lakes District - General Op/General Fund	0.10%	\$199,867
Investment Acct	NHPDIP - Mountain Lakes District - Gen Op Fund - 0001	4.24%	\$1,328
Checking	WGSB-Mountain Lakes Water Department - Water Fund	0.10%	\$6,092
Investment Acct	NHPDIP - Mountain Lakes District - Water Fund - 0002	4.24%	\$13,278
Checking	WGSB-Mountain Lakes Recreation - Rec Revolving Account	0.10%	\$3,222
		TOTAL	\$223,787

LIABILITY ACCOUNTS

Account Type	Account Name	Rate	Balance
Loan (WGSB)	2007 Dam Improvement Project (maturity 2026)	3.10%	\$18,732
Loan (WGSB)	2005 Water Project (maturity 2025)	3.10%	\$49,971
Loan (Passumpsic)	2015 Lower Dam Outlet Project (maturity 2035)	2.79%	\$148,374
		TOTAL	\$217,077.00

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.

2023 WARRANT ARTICLE**March 25, 2023****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)

2023 WARRANT ARTICLE**March 25, 2023**

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 the MLD-owned properties was to put them back on the tax rolls, reduce build-out numbers, and bring in income for MLD. After discussion and a brief break, Dave Long made a motion to amend the article to read as follows: ***"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 at 50% of the assessed value as determined by the town tax assessor. When purchased, it must be merged with the buyer's existing lot. In the case of multiple abutters offering to purchase, a sealed bid process would determine the winning bid. Any lots that are not purchased by abutters will remain the property of Mountain Lakes District"***. Patricia Brady seconded the amendment; a vote was held and Moderator Demers declared the amendment passed. Moderator Demers then held the vote for approval of the amended article and declared the article passed as amended. Moderator Demers then proceeded to Article 20.

Article 20: Authority to Sell District Properties Group No. 2

To see if the District will vote to authorize the District Commissioners to sell a residential property owned by the District as identified below under the following conditions: The property shall be sold 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	Property Address	Assessed Value	Acres
201-235-0000	LAKESIDE DR	NA	0.8

2023 WARRANT ARTICLE

March 25, 2023

MOTION BY: Mike Roberts

SECONDED BY: Mark Johanson

ARTICLE 20: PASSED

NOTES: Moderator Demers read Article 20 and opened the floor for discussion. After a short discussion, a vote was held and Moderator Demers declared the article passed. Moderator Demers then proceeded to Article 21.

Article 21: Elect District Officers

To elect the following District officers: 1) A Commissioner for a term of three (3) years. 2) A District Clerk for a term of one (1) year. 3) A Treasurer for a term of one (1) year. 4) ~~A District Moderator for a term of two years.~~ **NOT THIS YEAR – ON WARRANT IN ERROR**

Bob Long moved to amend the article to exclude the election for Moderator because the 2022 election of Moderator was for two years and it was included on the 2023 Warrant in error. Mark Johanson seconded the amendment and after a vote was held, Moderator Demers declared the amendment passed. Mike Roberts moved the article as amended; Mark Johanson seconded and after a vote, Moderator Demers declared the article passed as amended.

COMMISSIONER NOMINEES:

- ROBERT ROUDEBUSH NOMINATED BY: Ed Rajsteter SECONDED BY: Patricia Brady VOTES: 22
- JOE MITCHELL NOMINATED BY: Vinnie Sorrentino SECONDED BY: Alan Burnham
VOTES: 13

NOTES: Both candidates spoke of their relevant experience and their reasons for wanting to serve as Commissioner. Kristi Garofalo made a motion to hold the election by ballot vote, Courtney Lantz seconded, and Moderator Demers declared the motion passed. The ballot vote was held and the votes counted. Moderator 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

2023 WARRANT ARTICLE

March 25, 2023

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



2023 Person of the Year Marcia Selent



Our Person of the Year in 2023 was Marcia Selent. She is the ultimate community service volunteer, willing to help out whenever and wherever needed. Marcia is the chair of the Zoning Board and on the Recreation Committee. She went to local businesses requesting donations so Mt. Lakes residents were able to have free hot dogs on the beach and two fun ice cream socials. She had her granddaughter, Jordan, help with activities so she could count the hours as Community Service for her high school senior year. Marcia is always willing to help out a neighbor and has a very big heart.

Trunk or Treat 2023

