

**Witches Woods Tax District
Board of Directors Minutes
April 3rd, 2024 7:00 pm**

Members met in person at the home of Steve and Laurel Leibowitz

Members Present: Mike Moran, Phyllis Bonneau, Ray Bonneau, John Barber, Bill Bresleau, Steve Leibowitz, Shari McCarthy, Dan Cammuso, Anna Barrasso.

President Mike Moran opened the meeting. A motion was made and seconded to approve board minutes from last month.

Reports of Committee Chairs:

Lake, Dam and Beaches - Dan Cammuso

- The dive team took a small amount of debris from the left side of the pipe under Crooked Trail. A small amount of debris was removed. The report says the valve has a slight leak which likely will not affect the lake level except in extreme drought. The recommendation is made that the valve remain closed for the season. Long-term planning: the valve will likely need maintenance quoted at \$1,850
- Setting up a meeting with Labbe lawn care regarding mowing. The Board engages in a discussion to clarify the areas to be included and the frequency for mowing/weed whacking
- The boat launch code was changed for the new year, new boat registrations should be sent to secretary@wwlake.com to receive the code.

Building, Zoning & Appeals - Anna Barrasso

BRESLAU WILLIAM E + SUSAN R	23 CROOKED TRAIL EXT	24-36B	Building	3/6/2024	Approved	12x22 shed by The BarnYard
5 CROOKED TRAIL EXT LLC	5 CROOKED TRAIL EXT	Draft		3/18/2024	DRAFT	Reroof Garage, replace any worn/damaged framing, ice and water shield entire roof, GAF lifetime timberline roofing, and frame shed dormer on street side with 2x10 rafters and 3/4" CDX roof plywood, 2x6 walls with four matching 2/0x4/0 jeld wen insulated glass casements, and 1/2 cdx side wall plywood, tyvek, and azek siding

Safety, Rules, and Regulations - Bill Breslau

- No reported safety issues have been relayed to the Safety Committee

Roads – Ray Bonneau

- The Board discusses damage to residence yards' due to plowing this season. One resident reportedly spent \$450 to remedy the situation on his property. In the future, it is recommended that residents put up markers to direct the plows if there is a concern. The Board discusses whether or not putting up markers is the responsibility of the plowing contractor, as Full Myle

has done in the past. An amicable meeting with Tractors and Trimmers is suggested, to occur prior to our annual meeting, to discuss the problem areas in the plowing in hopes of reaching a resolution. The board engaged in a brief discussion of the sand salt mix and frequency of sanding in preparation for any discussion at the annual meeting.

Communications - Phyllis Bonneau

- The announcement for the Annual Meeting is in the Woodstock Villager newspaper, posted on the website, in the mailed Spring newsletter and placed on the trees around the lake. The Annual Meeting will be 7:30 p.m. on Friday May 17th at the Bungee fire station meeting room

Treasurer - Steve Leibowitz

- No bills and thankfully no snow this month. A few (approximately 4 to 5) delinquent tax payments are reported.

After the usual updates from the committee chairs, the board moves on to discuss the budget for the upcoming year in preparation for its presentation at the annual meeting.

Roads –

- **Ray Bonneau** Road maintenance and leave removal quotes are presented from multiple contractors. The board considers and compares these, then proposes a level budget for this area
- **John Barber** Plowing quote from Tractors and Trimmers is a fixed price of \$19,584 for the season. This price does not include salt and sand. The salt and sand mixture needs to be researched. John will continue to talk with Bungee and work to leverage a lower price for plowing but this number plus projected salt/salt costs will be used for the budget proposal.
- **Steve Leibowitz** A review of the numbers shows an increase in the fiscal budget in the ballpark of \$96,300, approximately a 25% increase, predominantly due to snow plowing and insurance premium increases to the District.
- **Dan Cammuso** Currently waiting on a quote from Labbe Lawn Care. A meeting is scheduled this week. The board discusses a rough estimate to use as a number until the quote is received.

Out of concern for any budget discussion that must be finalized before the Annual Meeting, the next Board meeting is scheduled for Monday May 6th, 2023 @ 6:30 PM, as the Treasurer will be out of town on the usual first Wednesday meeting night.

The Board would like to remind homeowners that they are welcome to attend this and any Monthly Board Meeting to observe the proceedings. Should they wish to bring something to the Board for review, they are asked to submit a notice prior to the meeting so it may be added to the agenda for an allotted time.

**A Motion was Made, Seconded and Approved to adjourn the meeting.
The vote was unanimous. Meeting adjourned at 8:18 pm.**