

**Northport Village Corporation
Minutes of the Board of Overseers Meeting
Sunday, August 10, 2025**

Overseers, Officers and Staff present: Celine Bewsher; Fred Lincoln; Vicky Matthews; Kris Mix; Elaine Moss; Michael Tirrell; Jeffrey Wilt; President, Janae Novotny; Treasurer, Wendy Huntoon; Clerk, Maureen (Beanie) Einstein (via Zoom)

Public Comments

Beverly Crofoot - Regarding replacing stairs versus a ramp in Bayview Park.

Dan Webster (670) Shore Road - Objection to the "Ready To Use Sewer Fee".

Rachel Rosa (Auditorium Park) - Regarding new sign placement in Auditorium Park.

The Meeting was called to order at 8:05 a.m.

Approval of the Minutes of the July 13, 2025 Overseers Meeting

Janae N. asked if there were any questions/comments regarding the minutes of the July 13, 2025, Overseers meeting, which were distributed before the meeting.

Action: Kris M. made a motion, seconded by Jeffrey W., to approve the minutes of the July 13, 2025 meeting as written. Voted - Unanimous.

President's Report - Janae Novotny

Requested approval to dedicate the bench located on the Shady Grove Museum grounds to Joy and Rob Sherman.

Action: Fred L. made a motion, seconded by Elaine M. to approve dedicating the bench located on the Shady Grove Museum grounds to the Shermans. Voted - Unanimous.

Requested approval to restrict parking in Cradle Row next to the Museum for three hours, August 19th in the afternoon, for a community celebration to say "thank you" to the Sherman's.

Action: Kris M. made a motion, seconded by Elaine M., to restrict parking in Cradle Row August 19 to celebrate the Sherman's. Voted - Unanimous.

Annual Meeting Responsibilities

There will be a meeting with the Overseers at 5:30 before the Annual Meeting to take care of logistics, etc. Steve Kazilionis and Gordon Fuller will round up volunteers to bring 100 chairs from the Community Hall and 3 tables for set-up before the meeting. Judy Metcalf and Patti Wright will be at the registration table to check-in registered voters. Overseers were assigned Articles in the Annual Report for a brief summary of each Article and answer any questions from the residents. The Clerk will have name tags, ballots as needed, pens, etc.

Managing Zoom meetings to address “Zoom Bombing”, which has happened at two NVC meetings. Anyone wishing to receive the Zoom link for our meetings must contact the village office and provide their village address and email address to be added to a list of people who will receive Zoom links for NVC meetings.

Summer 2025 Donuts and Dialog - Received well with positive feedback.

Proposal from Steve Kazilionis (9 George Street) regarding speed and traffic calming techniques such as crosswalks and speed tables. Janae N., as Town Liaison, has talked to the Town of Northport and the Road Commissioner and will continue this discussion and explore options.

Request approval to authorize purchasing a \$200.00 Gift Certificate to “Aster & Rose” restaurant for Lee Woodward as a “thank you” for serving as Moderator at our Annual Meeting.

Action: Jeffrey W., made a motion, seconded by Vicki M., to authorize purchase of a \$200.00 Gift Certificate as a “thank you” to Lee Woodward. Voted – Unanimous.

Treasurer’s Report - Wendy Huntoon

Wendy H. referred the Overseers to her written report, with financial statements, circulated prior to the meeting.

Village Agent Report - Bill Paige

Bill P. referred the Overseers to his written report circulated prior to the meeting.

Persistent Water Leak - A “Water Leak Alert” was posted on the NVC Website and also on Dan Webster’s Baysidemaine.com. The village water leak persists. The NVC Water Department will work to isolate village's water mains beginning Monday, August 18. This work will be conducted throughout the water distribution system, which may disrupt water flow to cottages.

Bill P. encouraged everyone to be vigilant and call the NVC Office with any suspicious water flowing; because the ground has been so dry this summer it is hard to detect any leaks. So please call the office, and we will go to investigate.

Investigating a problem with the “Emergency Exit Light” in Community Hall which needs to remain on at all times.

Office Manager’s Report - Trish Parker

Trish P. referred the Overseers to her written report circulated before the meeting.

Requested a motion to purchase a new 48”-60” TV or monitor and a wall mount for the Community Hall Meeting Room not to exceed \$600. The current TV in the meeting room has “stopped talking” to the meeting room computer, according to Shannon Blaisdell, our IT person. We need to replace the TV/Monitor.

Action: Jeffrey W. made a motion, seconded by Elaine M., to approve the purchase of a new 48”-60” TV or Monitor and wall mount for the Community Hall Meeting Room not to exceed \$600. Voted – Unanimous.

Governance Committee - Elaine Moss

Plan for reconciliation of Zoning and Utility Ordinances through a joint working group. This working group will consist of members of both the Utility Trustees and the Governance Committee to reconcile the Utility Ordinance with the Zoning Ordinance.

Recommendation to purchase refrigerator magnets with a QR code that links to key information on fires/parking/trash that can be sent with the spring Utility bills or dropped off at each cottage. Cost would be approximately \$0.25-\$0.50; 300 magnets will need to be purchased.

Action: Jeffrey W. made a motion, seconded by Fred L., to approve the purchase of refrigerator magnets, not to exceed \$200.00. Voted – Unanimous.

Report on Nuisance and Resort Fee Discussions: The Committee is conducting research on existing nuisance ordinances in other communities. The Town of Northport is not interested in developing a nuisance ordinance. Discussion continues on “resort fees,” and the Committee agrees that they need to consult with an attorney regarding this matter.

Recommendation to remove the “no parking either side” signs in Auditorium Park in favor of “residents only” sign at the top of the street and consider an educational component on who can park in Auditorium Park. The deed to Auditorium Park grants to homeowners the right to park their automobile in the park. Parking in Auditorium Park is restricted to residents only. We need a sign “Auditorium Park Resident Parking Only.” Also, all parking is limited to above the walkway.

Action: Elaine M. made a motion, seconded by Jeffrey W. , that we remove the two signs in lower Auditorium Park that say, “No Parking on this side of the Street.”

Action: Elaine M. made a motion, seconded by Jeffrey W. , that NVC purchase a sign to be placed where Clinton enters Auditorium Park that reads “Auditorium Park Resident Parking Only.”

Voted on the above two motions – Unanimous.

Infrastructure Committee - Celine Bewsher

The Infrastructure “Donuts & Dialog” went well with good attendance, their input regarding the Bayview Park plans included: a suggestion that we retain a ramp, rather than the proposed stairs, to access the beach and that we provide for kayak storage. She recommends that we follow up with Will Gartley regarding the kayak storage question and continue to discuss with Will Gartley code requirements, esthetics, expense, etc. regarding the stairs recommendations and the public comments regarding a ramp. Janae N. will coordinate with James Kossuth to follow-up to continue this conversation.

Celine B. suggested the following timetable for the Bayview Park shoreline project: Town issues an RFP in the fall of 2025 and work begins in January 2026 with the landscaping portion complete by June 2026. She noted that Will Gartley needs to move into the permitting process for Auditorium Park and has contacted impacted property owners.

Celine also stated that storm drainage is an issue throughout Northport, and she encouraged more Baysiders to get involved with the Climate Resiliency Committee.

Janae N. recognized that Celine B. was leaving the Board of Overseers and assuming new responsibilities on the Northport School Board. She thanked Celine for her tireless and passionate work on the Northport Climate Resiliency Committee, and with the Town and Town Administrator to research and identify our climate resiliency needs and then research, identify and successfully seek grants to strengthen the village and town public shorelines – Bayview Park, Auditorium Park and Kelly Cove.

Utility Trustees - Jeffrey Wilt

Through the July reporting period there have been no exceedances. The plant is working well.

Following a public hearing (twice) on the proposal, the Utilities Committee recommends adoption of the proposed modification to Section 201.1 of the Utilities Ordinance:

All those owners of residences or property within the service area of the Northport Village Corporation Wastewater and Sewer System (the Sewer System”) shall pay the Sewer Service Charges of the Sewer System in accordance with the following Schedule of User Fees:

- A. *Owners of residences with current active connections linked to existing structures shall timely pay as a User Fee the amount assessed as shown on the trimester billing for that residence.
 - a. *A “current active connection” is one where there is a residence in existence connected to the sewer system and the connection has not been terminated due to nonpayment or uninhabitability of the residence.**

- B. *Owners of real estate who have a permitted connection to their property but have not yet built their residence or whose residence has been deemed uninhabitable shall pay a Ready to Serve Fee equal to 25% of the base trimester rate charged as a User Fee for current active connections.
 - a. *An owner of real estate who has received a permit to connect but has not yet connected and wishes to be relieved of the duty to pay the Sewer Service Charge may surrender their permit to connect. In that circumstance, the owner relinquishes their right to a connection and is not entitled to a new connection unless a new permit application, with applicable connection fees, is approved.**

- C. *The Sewer System is limited to the treatment capacity and conditions under the 301(h) Waiver from the EPA.
 - a. *No property owner is entitled to a connection simply because they own property within the service area of the Sewer System.”**

Action: Jeffrey W. made a motion, seconded by Elaine M., that the Overseers approve adoption of the proposed modification to Section 201.1 of the Utilities Ordinance as written above and as framed in the Agenda. Voted – Unanimous.

Parks & Trees Committee offered to do landscaping around the treatment plant. John Woolsey has offered to do a landscaping plan and will coordinate with Bill Paige, Utility Superintendent and revisit the issue with the Northport Code Enforcement, Toupie Rooney.

Tree Warden - Vicki Matthews

The resident at 38 Clinton had asked permission to remove a healthy tree that is on Village property at the end of her porch, because the roots are causing problems with her porch. Previously, the Overseers gave her permission to remove the tree. The resident has now asked the village to split the cost of removing the tree. The estimated cost for the removal of this tree is \$750.00. The Village does not remove healthy trees on Village property. The Overseers denied this request.

There is a tree on the Bluff Road/Shore Road trail that is dead. We are waiting for the arborist to give us an estimate for the removal of this tree.

Town Liaison - Janae Novotny

Janae reported that the Selectboard members and James Kossouth, the Town Administrator, had very positive comments about the “Why a village and a town?” Donuts and Dialog. The Town is working closely with other Waldo County towns on a multi-jurisdictional hazard mitigation plan, which is a prerequisite for some grant opportunities.

Safety Committee - Michael Tirrell

The lifeguard will be on duty Wednesday, Friday, Saturday and Sunday through August 29th. Michael T. will publish these days on the NVC website.

Other Business - Vicki Matthews

A second CPR class was held at the end of July with good attendance. The hope is to incorporate a First Aid Class with CPR certification next summer.

Public Comments

Doug Wolfire (4 Auditorium Park) suggested that the QR code include information about Northport and suggested that the parking sign say, “No parking below the tree line.” Rachel Rosa (7 Auditorium Park) pointed out that for parking purposes, “owners” includes renters.

Adjournment

The meeting was adjourned at 9:40 a.m.

Respectfully submitted,

Maureen (Beanie) Einstein, Clerk

s/s

Janae Novotny, President

s/s

Approved by the NVC Board of Overseers September 14, 2025

