

**Northport Village Corporation**  
**Village Agent Report**  
**November 9, 2025 Board of Overseers Meeting**

**Recent activities**

- Swim float: Working with our marine engineer on plans for a new swim float and related bid documents to solicit bids for building the new float.
- MMA Risk Management repair list: all identified repairs on the lab/water storage shed have been completed. The contractor is working on an estimate for the Community Hall upstairs back entrance steps and ramp.
- Repaired leaky summer water service lines to several cottages on south side of Auditorium Park: Project required digging up the public pathway between 5 Park Row and 7 Park Row. The old lines were overdue for replacement. The wooden steps at the top of the path were replaced. Added 3 more steps down the path to step down to ground level and added drainage to drain water away from 7 Park Row's foundation. The pathway is currently covered with crushed stone. The steps are filled with crushed stone and will remain crushed stone for drainage purposes. In the spring, the lower path will be paved. The narrowness of the path between the two houses required renting special equipment that would fit in the work area.

**Wharf and floats**

- Wharf: Working with Scott Munroe to finish piling repairs (a small, nuisance job for most contractors). Scott Munroe is looking into ways to implement the marine engineer's recommendation to paint the fender pilings to protect the fiberglass. This is not a structural issue. It probably will require annual painting. The fender pilings fend off objects in the water from hitting structural elements of the dock. Someone removed a bolt that secured a piling and left the bolt on the deck and the piling leaning. Another piling is tied to the dock. The current fixes are temporary, and repairs are needed in the spring. Scott is also looking into repairing these pilings. I have no news from him to report.
- Boat float: A boat float skid will need to be repaired in the spring.

**Utilities**

- Fixing leaky water service line.
- Cleaned out dead trees behind the lab/garage area used by the yacht club for sailing school boats storage. Leveled the area with fill from the Pleasant Street project. Gordon Fuller has requested permission for the filled area to be covered with gravel at the Yacht Club request. Recommend approving the request.
- Total of 3 new sewer connections approved this fall. All 3 sewer connections to the property lines have been installed. Two will be added to the "ready-to-serve" customer billing list. The third is a regular connection.
- Ongoing seasonal water service disconnections and working with property owners' plumbers. More than the usual number of people wanted to keep their water on into November.

- Working on reading meters for the next billing cycle.
- Weekly trips to the lab in Wisscasset.
- Sewer maintenance work and Dig Safe requests are still ongoing.

### Roads

- Working with our lawn/grounds contractor on extra parks and road clean up. The trimmed back brush and small trees in the road right-of-way.
- Weather permitting, the lawn/grounds contractor will start cleaning leaves out of the ditches which helps with storm run-off.
- Property owner complaints about water runoff from village roads: Whenever I have an opportunity, I advise property owners building new structures or doing major remodels to build their foundations higher than the crest of the road grade to avoid flooding. Property owners who ignore this advice then complain that runoff from the road floods their property and they want the village to do something about it.

### Miscellaneous

- I continue to talk or meet with Town Administrator James Kossuth on a regular basis about items that impact the village.
- I continue to field calls from private contractors working throughout the Village on current and planned projects in the Village, and deal with various villagers with issues they want addressed.
- My cell phone is also my personal phone. **If you have my number, do not give it out to anyone. The Village office phone is the right number to use for Village business.**

### Village project/needs with future budget implications

- Sander: We are planning to replace sander in 3 years.
- Community Hall: We are missing some of our wood/metal tables and a couple of plastic tables have been “donated.” Our tables are really showing age and wear and need to be replaced.
- MMA Risk Management recommendations: I continue to get estimates and schedule work that can be accommodated in the current budget.
- Roads/storm drainage: Area in front of mailboxes at Merithew Square to North Ave and down North Ave to the new hot top needs to be hot-topped, and another storm added. The project needs to be engineered to decide how to handle storm runoff. Lower Clinton Avenue from Merithew Square down needs curbing or storm drain to handle water that is currently washing out the embankment at the bottom of the street. This project is related to the potential Auditorium Park shoreline stabilization project. The Town applied for a grant to study storm water drainage issues throughout the Town, and this area is part of the proposed study.

Submitted by  
William Paige, Village Agent