

Pillsbury Lake Village District
Monthly Meeting
8/13/2026

Meeting Called to Order 5:01 pm

Roll Call: Chairman Michael Malecha, Commissioner Heidi Babb, Commissioner Kirbie O'Brien, Treasurer Jamie Dow, Clerk Alison Scott

Brenda Lee Bradt, Georgette Bachelder, Christie Holland, Marylou Maraganis, Ed Lawrence, Karlene Lawrence, Dan Knapp and Amanda Espisito

On Zoom: Donna Kenny

Action Items

- Alison Scott - Follow up with the adjacent landowner to pursue acquisition of land needed for the Franklin Pierce water supply perimeter and report back on progress.
- Sign the DES grant agreement documents tonight in coordination with the clerk's pre-signed certificate of vote so the \$65,000 funding can be activated.
- Contact the Massachusetts tank inspection company and coordinate with Aquaman to schedule an internal inspection of the Peninsula water storage tank within the next few weeks.
- Research alternative vendors or models for the new cloud-based water meter reading system and share key specifications (brand, model, radio compatibility) with Mary Lou so she can explore options.
- After Heidi returns next week, contact Core & Main to obtain detailed technical specifications for their meter reading solution and confirm whether it is the only compatible option with existing transponders, including any alternatives.
- Check the office records for documentation or binders describing the existing remote meter reading hardware and radios and scan/share the relevant pages with Heidi.
- Call the phone company to forward the clubhouse landline number to Sandy's cell phone so rentals can be handled without publishing Sandy's personal number.
- Update the Facebook page for the clubhouse rental posting by removing Sandy's contact information and replacing it with a form link where interested renters can submit their details and the board will reach out to them.
- Work with Abby to determine whether the remaining Innis funds can be used to pay ahead for several years of the annual meter reading fee and/or to cover excess chemical costs, and bring back recommendations to the board.
- Coordinate with Gary to ensure Poulin completes the additional spillway cutting work at the dams, including setting a date and overseeing completion.
- Arrange for Sea Pro and Solitude to come in later this summer to assess the lake and plan for 2027 treatments, organize pontoon access, and notify residents of the date and availability.

- Plan and host a Love Our Lake community event over the next couple of months to discuss how to use the land between the dams and the potential development of access improvements such as a public beach or kayak racks.
- Inspect the playground seesaw area for hornet nests and spray to eliminate any active nests to make the equipment safe for children.
- Coordinate with Carol Bourget and other district members to pick up and haul away the donated heavy bookshelf/cabinets from Carol's house, including arranging transport and drop-off at the dump or district property.
- Complete a separate dump run next week to dispose of the accumulated office furniture and junk stored in the maintenance building.

Minutes

Approval of July Minutes

The board reviewed and discussed the July meeting minutes online.

A motion was made to approve the minutes, and all present voted in favor.

Treasurer's Report

Treasurer's report was reviewed and approved.

DES Grant and Infrastructure Updates

The commission is accepting a \$65,000 grant from DES as the method of distribution of the excess Innis bill funds for water system improvements. Michael noted that the Innis funds must be utilized by May 31 of next year. The board discussed potential additional projects to utilize remaining funds, such as pump house roof repairs. Alison Scott, acting as clerk, signed a certificate of vote to authenticate Michael's signing of the grant agreement. The funds will cover moving the generator to Franklin Pierce and potentially acquiring adjacent land. A deficiency notice regarding a water storage tank at Peninsula requires an inspection by a Massachusetts-based company which will also be paid from these funds.

Generator and Land Acquisition

Tom Yestramski was selected for the generator move because his bid was significantly lower than competitors and he installed the unit at the Peninsula. Once he returns from the Carolinas, he will move and service the unit and equip it with an automatic weekly test start feature. Alison Scott is following up with the owner of adjacent land to expand the well perimeter using grant funds.

Website and Security Enhancements

Kirby is working on building a new website that will link directly to a new Facebook page. New cellular-based security cameras without monthly subscriptions will be installed at Jeff's Landing and playground areas. Heidi is coordinating internet installation at the Franklin Pierce pump house for remote generator monitoring.

Community Projects and Logistics

The book swap project is progressing with one box placed at the clubhouse rear and another being prepared for kids' use near the playground.

The board plans to forward the clubhouse phone line so Sandy no longer has to use her personal cell number for rentals.

Two new laptops were purchased for Jamie Dow and Heidi to assist with administrative tasks and meter reading software, respectively.

Water Metering Software Transition

The district is transitioning to a cloud-based meter reading system provided by Core and Main as our existing equipment has failed.

This change involves an annual fee rather than just hardware costs, which may be covered by Innis infrastructure funds. Mary Lou expressed concerns regarding costs, prompting a request for Heidi to research alternative vendors of solutions.

*Note: The Commissioners continued this conversation after the meeting because of concerns about timing. New equipment must be in place in roughly 45 days for the next meter reading / billing cycle. This solution is known to work and will be paid for from the capital funds for the first year so water system users' bills will not be affected. This will afford time to understand and validate the Core and Main solution and determine what other similar products at what costs are on the market before the March annual meeting.

Zoning update.

Michael explains that the town of Webster is in favor of working with us to establish residential zoning regulations as they would be beneficial to all of Webster for future potential subdivisions. The town would like to better understand the cost to enforce these new regulations. Michael asked for someone to chair a committee dedicated to this purpose but nobody present was willing. As such, unless someone comes forward, this will need to be prioritized after managing the work associated with the excess Innis funds and other current activities. The goal would still be to have a final draft in place for a town vote in March 2027.

Lake Maintenance and Access

Michael stated, as voted on last March, there will be no dewatering this year. But there will be a lake tour in the fall with SePro and Solitude to make plans for 2027. Further, he stated that there are no state regulations on the use of the area between the dams. Further investigation will determine possible use, liability, signage and maintenance. Michael pointed out that both dewatering and access are mandates of the Love or Lake Committee and he volunteered to call a meeting in fall to discuss the 2027 dewatering proposal, access possibilities for the area near the dams, the desire for kayak racks, and other access enhancements.

Community Library and Speed Limit Discussion

Meeting was adjourned to non-public session at 6:14pm

Commissioners return from non-public session at 6:27pm

Meeting is adjourned at 6:28pm