

KENNEBEC REGIONAL DEVELOPMENT AUTHORITY WARRANT

2021 – 2022 BUDGET MEETING NOTICE

To: Erica LaCroix who is a municipal official or resident of the Town of Winslow.

You are hereby directed to notify the voters residing within the Town of Winslow to assemble for the annual budget meeting of the Kennebec Regional Development Authority to be held at 5:00 p. m. on April 29, 2021 for the sole purpose of acting on the budget of said Authority for the 2021 – 2022 fiscal year attached hereto and made a part of. In compliance with Covid-19 restrictions, the meeting will be held in the parking area outdoor space at the office of Kennebec Regional Development Authority, 46 FirstPark Drive, Oakland, Maine 04963.

The estimated municipal assessment for the Town of Winslow of the attached budget for the 2021 – 2022 Kennebec Regional Development Authority year of operation is \$36,679.00. Actual assessments will be determined following the availability of municipal valuations in the spring of 2021.

This warrant must be posted by you in some conspicuous public place in the Town of Winslow at least seven days before the above-stated date of said budget meeting.

You are further directed and requested to make your return on time and manner in which you have posted this Warrant and Notice of Meeting within the Town of Winslow and to transmit that return to S. Peter Mills, Secretary, Kennebec Regional Development Authority, P.O. Box 246, Oakland, ME 04963-0246 no later than April 22, 2021.

KENNEBEC REGIONAL DEVELOPMENT AUTHORITY

By: Stephen Monsulick jwd
Stephen Monsulick
Its President, duly authorized

RETURN

I, Erica LaCroix, being a municipal official or a resident of the Town of Winslow, do hereby certify that I have notified the voters of said town of the time and place of the Kennebec Regional Development Authority annual budget meeting by posting an attested copy of the within Warrant at the following described location: Winslow Town Office, town website and FaceBook page which is a conspicuous public place in said town, on April 12, 2021, which is at least seven days prior to said budget meeting.

Dated at Winslow, Maine this 12 day of April, 2021.

Erica LaCroix
(SIGNATURE)

Erica LaCroix
(Print or Type Name)

KRDA BUDGET
BudgetFY2021-2022GA_Approved

	A	P	Q	R	S	T	U	V	W	X	Y	Z	AA	AB
		2017-18	2017-18	2017-18	2018-19	2018-19	2018-19	2019-20	2019-20	2020-21	2021-22		Difference	
		Adopted	Adopted	Audited	Adopted	Adopted	Audited	Adopted	Audited	Adopted	Adopted		2020 vs 21	
		03/30/17			02/22/18			03/28/19		03/25/20	GA			
											Approved			
4	REVENUE													
5	Municipal Assessment	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 587,000	\$ 395,000	\$	(192,000)	Amount equal to refunded to members
6	Land Sales													
8	R/E Taxes	350,000	471,287	365,000	486,063	473,435	473,770	473,435	473,770	450,000	435,000	1	(15,000)	Est using Town of Oakland data
9	Park Maintenance	4,500	4,000	4,500	4,500	4,500	3,761	4,500	3,761	4,500	5,000	2	500	Sale of lot in FY 2021
11	Operational Reserve	40,000	-	-	-	-	-	-	-	-	-	A	-	
12	Interest Income	3,500	4,221	2,000	10,880	4,000	13,724	4,000	13,724	8,000	2,500		(5,500)	Significant decrease in CD rates
13	Commissions & Other Income	10,000	-	-	1,359	-	-	-	-	-	-		-	
14	TOTAL REVENUE	\$ 995,000	\$ 1,066,508	\$ 958,500	\$ 1,089,802	\$ 1,068,935	\$ 1,078,255	\$ 1,068,935	\$ 1,078,255	\$ 1,049,500	\$ 837,500	\$	(212,000)	
15	DISBURSEMENTS													
16	Personnel Costs:													
17	Wages & Salaries	82,000	\$ 78,587	\$ 114,029	\$ 113,620	\$ 118,798	\$ 116,353	\$ 121,611	\$ 116,353	\$ 121,611	\$ 125,036		\$ 3,425	Ex Dir + Admin. Assistant
18	Benefits-Insurance	20,381	9,163	17,220	17,038	16,800	17,588	17,640	17,588	17,640	18,585		945	Per Contract + Est Increase
19	Benefits-Retirement/IRA	-	-	-	-	-	-	-	-	-	-		-	
20	Benefits-Performance	2,500	-	-	-	-	-	-	-	-	-		-	-
21	Payroll related taxes etc.	6,150	-	-	-	-	-	-	-	-	-		-	-
22	Total Personnel Costs	111,031	87,750	13,684	8,629	11,880	9,461	9,729	9,461	9,729	10,003		274	Conditional upon new business development
23	Marketing	60,000	42,606	60,000	29,327	60,000	40,522	60,000	40,522	60,000	75,000		15,000	8% of total wages.
24	Office Expenses	30,000	27,206	30,000	36,971	30,000	37,582	30,000	37,582	30,000	30,000		-	Includes land broker fees if necessary
25	Marketing Consultant	-	-	30,000	12,000	30,000	36,000	30,000	36,000	30,000	30,000		-	No change
26	Travel & Entertainment	5,000	1,357	5,000	2,019	5,000	1,806	5,000	1,806	5,000	5,000		-	No change
28	Meeting Costs	3,000	777	3,000	903	3,000	3,000	3,000	3,000	3,000	3,000		-	Hosting GA meetings etc.
30	Accounting/Audit	14,000	10,816	13,500	12,924	13,500	11,132	13,500	11,132	13,500	13,500		-	Audit bid results + bookkeeping support
31	Legal & Other Prof Svcs	6,000	8,000	6,000	-	6,000	3,536	6,000	3,536	6,000	6,000		-	Other as needed
32	Municipal Service	45,000	41,012	45,000	42,365	45,000	43,098	46,500	43,098	46,500	50,000		3,500	Town of Oakland provided services
34	Park Maintenance:													
35	Mowing & Grounds Keeping	14,000	9,495	17,500	19,275	17,500	11,178	19,000	11,178	19,000	20,000		1,000	Increased site maintenance
36	Utilities-CMP	8,000	4,140	5,000	6,152	5,000	3,050	6,500	3,050	6,500	7,000		500	Increased Electric cost for street lighting
37	Other	4,500	2,946	4,500	-	4,500	236	4,500	236	4,500	4,500		-	No increase anticipated
38	Debt Service:													
40	Bond (11/01/2020)-MMBB	256,870	255,618	256,821	255,791	256,773	254,231	256,772	254,231	256,772	-		(256,772)	Paid off 2021
42	R.E.Tax Refunds:													
43	Municipalities	262,500	353,465	273,750	364,547	355,076	355,326	365,000	355,326	365,000	395,000		30,000	Remitted to Members in June 2022
45	T-Mobile-25% CEA exp June 2020	49,092	75,784	54,750	83,833	80,911	82,745	40,000	82,745	40,000	40,000	B	-	Ended 2020
47	Special Purpose Funds	60,000	-	-	-	-	-	-	-	-	-		-	If not used, return to Members
48	Organizational Capacity Development	20,000	5,300	-	-	-	300	-	-	-	-		-	
49	Operational Reserve	40,000	-	-	-	-	-	-	-	-	-		-	
50	Miscellaneous	4,000	46,633	4,000	-	4,000	-	4,000	-	4,000	4,000		-	No change.
51	TOTAL DISBURSEMENTS	\$ 992,993	\$ 972,905	\$ 953,754	\$ 1,005,694	\$ 1,063,738	\$ 1,024,144	\$ 1,038,702	\$ 1,024,144	\$ 1,038,702	\$ 836,624	\$	(202,078)	
52	NET REVENUE (EXPENSE)	\$ 2,007	\$ 93,603	\$ 4,746	\$ 84,108	\$ 5,197	\$ 54,111	\$ 10,798	\$ 54,111	\$ 10,798	\$ 876	\$	(9,922)	
53	Y-E TIF remaining, used in budget	38,408	42,038	36,500	37,683	37,448	35,699		35,699			0		
54	% of Assessment returned to Members.	45%	60%	47%	62%	60%	61%		61%		100%			Percentage of Assessment refunded to Members.
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Notes:

- (1) Estimated using Oakland records.
- (2) Est revenue, from current owners list. Expenses budgeted at \$31,500.
- (A) Operational reserve for grant opportunities; offers ability respond quickly.
- (B) To be used to improve or make ready the site if land is sold.