

Freedom Pond Cooperative, Inc.
45 Vaillancourt Drive
New Ipswich, NH 03071
website: www.freedompond.org

**Board of Directors Meeting Minutes
August 1, 2016**

Meeting called to order at 1755. Board Members present were Joyce, Jackie, Jacques, Mike and 3 members.

Reports

Minutes of the B.O.D. meeting of July 18, 2016 were accepted as read.

Treasurer:

Current financials as of 7/31/16 are as follows:

<input type="checkbox"/> Operations:		
▪ Beginning Balance:		\$72,822.06
▪ Deposits - rents & membership:		15,757.00
▪ Payments/ Transfers		14,686.69
▪ Ending Balance:		\$73,892.37
<input type="checkbox"/> Capital		
▪ Beginning Balance:		\$88,656.45
▪ Deposit: (Transfer from Operations)		1,667.00
▪ Ending Balance:		\$90,323.45
<input type="checkbox"/> Escrow		
▪ Beginning Balance:		\$788.58
▪ Deposits: (Transfers from Operations)		2,500.00
▪ Ending Balance:		\$3,288.58

Delinquent Rents = 2 households, both on payment plans and on track
Members Paid in full = 28

President:

- Utility Pole – on-going.
- No inquiries as yet concerning Operations position.

V.P.:

- Welcome Committee for new Members is in works. Contact list for Co-op & town is being collected.

Secretary:

- Liability Insurance – Annual questionnaire was received and completed.
- C.W.S. – Total Coliform results for July were negative. Aqua-Aid has increased the price of Soda Ash to \$41.25/bag. A water main leak between 33 & 37 Tote Dr. was repaired on July 27th. The C.W.S. was down 45 minutes, the affected line flushed and the follow-up Total Coliform was negative. A ‘thank you’ to Nancy Green for reporting the leak and allowing a follow-up water sample. The NH-DES will be here on August 3rd for C.W.S. Site Inspection.

C.R.C.:

- 20 Tote Dr. has registered their dog.

Grounds Upkeep Coordinator:

- ❑ Six Members have been engaged on maintenance projects to date, copies of grounds plan distributed.

Membership Request Log:

- ❑ Septic at 19 Vaillancourt Drive checked. Situation should improve with new system at 12/ 20 Vaillancourt Dr.
- ❑ 12 Vaillancourt Dr. has kindly offered the use of his riding mower, as needed, for park common areas.
- ❑ 68 Vaillancourt installation of a swing set.

Old Business


- ❑ Site Improvement Form – The revised (revised) **Site Improvement Form** was presented and met with approval. Form will be posted to website.
- ❑ Dumpsters – Were not overflowing this week and no new complaints were received.
- ❑ Park Entrance – Is it completed? The current ‘hole’ at the west end of the drain-pipe is not desirable. The re-paved area is not “40 x 40 feet” as stated in the quote and described by Dick at the March Membership meeting. Joyce will follow-up.

New Business

- ❑ Pumphouse – The proposal by Roy Johnson for replacing sections of the pumphouse siding was reviewed. Joyce made the motion that the proposal be accepted, seconded by Jackie, the motion passed. Mike will obtain a permit.
- ❑ Project Receipts – The receipts for the Septic Project at 12/ 20 Vaillancourt Dr. were not bundled and this would have been the desired procedure. The Board was reminded that Marcia had requested copies of all Capital transactions, regardless of whether they required N.H.C.L.F. approval and that we agreed to do this last Fall. Mike will see to it that this procedure is followed.
- ❑ C.W.S. Project – A slideshow on the proposed community water system modifications and the rationale behind the same was presented. The project received NH-DES approval on July 18th. A motion was made by Jackie to proceed with the project, seconded by Joyce, the motion passed. Mike will talk with Maurice re an acoustic equipment operator and Eddie Vaillancourt offered to assist.

The next regular Board Meeting will be held at 6:00 pm on September 12, 2016 at 36 Vaillancourt Drive.

The meeting adjourned at 1935.

 9/12/2016
Michael Veprauskas, Secretary Date