

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

Board of Directors Meeting Minutes
76 Vaillancourt Drive
November 19, 2018

Meeting was called to order at 1803. Board Members present were David, Christine, Mike and 1 member.

Minutes of the B.O.D. meeting of October 22, 2018 were accepted as read.

Reports

Financial:

Current financials as of 10/31/2018 are as follows:

<input type="checkbox"/> Operations:		
▪ Beginning Balance:		\$50,093.12
▪ Deposits –transfer from Capital, rents:		16,150.00
▪ Payments /Transfers:		16,751.60
▪ Ending Balance:		\$49491.52
<input type="checkbox"/> Capital		
▪ Beginning Balance:		\$73,897.22
▪ Deposit: (Transfer from Operations)		1667.00
▪ Payments/Transfers		0.00
▪ Ending Balance:		\$75,564.22

There was 1 late rent in October, which has been resolved.

One Provision of Membership Information was provided for 41 Tote.

Operations:

- StoneHill Environmental service will be here 11/21/2018 to obtain water samples from both Co-op wells and four of the monitoring wells as part of the Groundwater Management permitting process.
- Caswell Pump will be here 11/27/2018 for inspection, cleaning and disinfection of GPW-003. A water use restriction notification will be distributed.
- The septic system at 24/ 28 Vaillancourt has received a 90-day extension for completion from NHDES.
- The septic system at 68/ 72 Vaillancourt has received a 4-year permit approval from NHDES for eventual replacement.
- The Co-op contractor trapper has trapped two beavers to date. More are expected.
- After inspection of four questionable water shut-offs, two were identified as requiring replacement.

Old Business

- BOD Calendar –Review of the Chart of Accounts was deferred to New Business.
- Septic Systems - The Co-op needs to compile a recurring tank pumping schedule for distribution at the next Membership Meeting. Mike will begin work on a draft proposal.

New Business

- Payments – The following payments were made: (by VISA Gift Card) Harbor Freight \$17.97 (disposable gloves), Tractor Supply \$132.81 (solar salt). Payments authorized: Tim Lajoie \$500 (for 1/2 of Fall clean-up), Mike Veprauskas agreed to take firewood in place of payment for his half of the Fall clean-up. Saari Excavating (completed Capital Projects): \$8,800 drainage & roadwork, \$17,200 septic replacement.
- Member requests – none.
- Chart of Account – A review and discussion of the Co-ops current Chart of Accounts took place. The current one appears to be both useful and understandable As time permitted, a group review of the

October Cash Flow Bookkeeper report with the Chart of Accounts in mind occurred. A few inconsistencies in transaction placements were detected and these will be forwarded to the Bookkeeper for resolution.

Open Forum

- ❑ Tree Cutting/ Trimming - Discussion revolving around the recent tree removal took place and how best to fund this activity on an on going bases. David made a motion to transfer the funding of the recent payment of \$3000 from the Operating to the Capital account. Christine seconded, the motion passed. Further discussion on future funding was tabled until the next regular BOD Meeting.
- ❑ It appears that 9 Vaillancourt Drive has been vacated by the residents. David will pursue.

The meeting adjourned at 2045.

The next BOD Meeting will be held on December 10, 2018 at 6 pm, at the NI Library



Diane Veprauskas, Recording Secretary 12/10/2018
Date