

BOARD OF DIRECTORS MEETING  
AUGUST 5, 1996

PRESENT: Tom Forman, Richard White, Lee Bruder, Hazel Hafeli.

AGENDA: Finance Committee  
Building and Grounds  
Community

Finance Committee: Lee reported on a meeting with John Spooner and Jeanne Proulx. They discussed changing the Fiscal year so that the Annual Meeting could be held at a time of year when everyone is here. Change from Jan. 1, 1997 to June 30, 1997 and two months later schedule the Annual Meeting for Sept. 7, 1997. This would be a short fiscal year.

The following fiscal year would be from July 1st 1997 to June 30, 1998. A review of the By-Laws shows the Board has the authority to change the fiscal year. The Board voted unanimously to accept this change.

Lee made a motion that the Board accept an audit by John Spooner.

Income Tax needs to be investigated. We have never paid any taxes.

Building and Grounds: Tom reported that the Building and Grounds committee still feels that we should proceed against Woodmaster regarding the poor quality of the roofs. They suggested that Tom talk to our lawyer (Mr. J. Crocker) about that subject. A meeting between Mr. Crocker and Tom and members of the Building and Grounds Committee has been scheduled for August 22nd.

Bob MacNevin contacted Bergeron Const. of Keene about the roofs. Bldg. #1 has cracked shingles. Bergeron suggested taking off the shingles and replacing with good and metal flashings. Pro-rated over 3 years would cost each owner \$100. per month (\$13,000 per building). Bob is getting other prices.

Sand Removal: Keenan pushed aside the sand from the sink hole and Jarest will clear it away.

Tom talked to Glen about the unsightly gas covers on the hill. A fence is to be installed that will enclose the pipes.

Lights are out on the approach hill. A new line needs to be put in.

*Eliot*  
~~Paul~~ Berman is replacing Don Lagerquist who is retiring.

Block Party: Possibly in Oct. Could be held in the field by the Tennis Court. More discussion.

News Letter: Tom presented a draft of a news letter. When completed, to be mailed out with an up-dated occupancy list.

Next meeting to be held Monday Sept. 2 at 5:00 at Hazel's.

Respectively submitted

A handwritten signature in black ink, appearing to read "Hazel Hafeli".

Directors' meeting of July 15, 1996

Tom: few people seem to know that he is president.

Re dogs: we should have a party (BBQ - cookout) maybe in October at which we can have an informal business meeting as an occasion to make an announcement - request about dogs.

Should we send out a letter suggesting fees may be affected by dog problem?

Kefalous dish is gone. Woodmaster should repair hole in building for cable.

What would be a good time for annual meeting from a fiscal perspective? Accountants busy from January on. Have meeting in Fall?

Do we need a CPA?

RW: report of Community Committee: more discussion of dogs

LB: Finance Committee: we are in good shape. O.K. to spend \$5000 for sink hole repair?

- a. Should we have filed income tax return in past?
- b. Letter to Carl Little re invoice for services performed. We will ask legal counsel
- c. Enron will provide power for street lights
- d. \$350,000 value per building - evaluation for insurance purposes. Insurance now up to date

TF: Buildings and Grounds: sinkhole to be done by Keenan. Will he clean drive?

Roof problems - Bergeron's recommendations. B's estimate aluminum flashing . Committee feels that buildings should be reroofed. We need bills from individuals to collect insurance.

Lee's suggestion for association's offer to individuals with roof damage. He moves that we adopt a policy of repair as needed for individuals having roof damage.

A handwritten signature, likely belonging to Lee Bergeron, is written in black ink above the typed text. The signature is fluid and cursive, appearing to begin with a 'L' or 'B'.