



**April 29, 2017**

**Revised Board Meeting Minutes (Written by Susu Wong)**

**9:00 – 11:15 am**

**Andrew's House at 14, Blinden Drive**

Attendees: Ralph, Mark, Joe, Dinah, Anne, Andrew, John and Susu (by phone)

Agenda:

1. Treasury report
2. Membership mailing
3. Event planning
4. Annual Meeting
5. Pond water quality
6. Gardens and landscape maintenance
7. Playground
8. Lodge

Mark motioned to activate Dinah Reiss and Anne McKenna as Directors for this Meeting because John and Bev were not present at the time. Ralph seconded. The decision was unanimous.

## **1. Treasury report**

Mark presented the treasury report. Below is a brief summary:

### Members 2016

Houses	195
Land	<u>44</u>
	239 Members

### Members 2017 (membership notice just went out)

Houses	28
Land	<u>1</u>
	29 Members

Northway	\$3,871.28
PayPal	\$ 0
To Deposit	\$ 150.00
	<u>\$4,021.28</u>

## **2. Membership mailings**

Mark had the post office send out the 754 mailings last week but he hasn't received a delivery to his mailbox yet. At this point, we have 29 members but expect most of the memberships to come in from the mailings. Last year we had 239 members.

Mark spent \$309 for the mailings this year. It was cheaper than last year when we paid over \$500. He made sure there were no duplicates and he combined property owners with multiple houses to one membership post card. He also chose the expensive paper stock.

### **3. 2017 Events Planning**

Mark went to see a musician named Steven Haidaichuk who plays acoustic guitar at Attitash Pub. Steven also owns land in Eidelweiss. Mark asked if Steven would be interested to play at one of our events. He said he would be happy to, and he would charge \$200 and a case of beer.

Mark motioned to approve a budget of \$200, a case of beer, and Steve's family food to play music at one of the events we are planning to have.

#### *i. July cookout*

We are planning to have the Summer Cookout in July. Typically we have it on the 3<sup>rd</sup> Saturday of July, but we have to follow up with the Mattatall's. Weekend after the fall of July.

Steve Haidaichuk will be playing on July 1<sup>st</sup> at the Summit Overlook with cookout at 5 pm. The board has approved a \$200 budget for the BBQ, as well as \$200 and beer for Steven Scott Haidaichuk. The vote was unanimous.

#### *ii. Trail walk from Geneva Beach to the Summit*

Mark suggested putting the foot trail from Geneva Beach to the Summit on the website. He will draw out a map of the trail and Susu will put it on our website. We also thought it would be a great idea to have ice cream at the Summit after the trail walk. More to follow.

#### *iii. Movie Night by the Beach (Andrew)*

Andrew wants to check out the concept of playing a movie at the Beach and see if people will be interested. He will get an inflatable screen and come up with a date. He will present it to the Board.

#### *iv. Pig roast at the Lodge*

We have tentatively scheduled this on the 3<sup>rd</sup> Saturday of August. We have to schedule the event with the vendor if we want to move forward with this. **(ask Bob)**

#### *v. Kayaking on the Big Pea and cookout at the Island.*

Susu suggested doing a kayaking event in the summer. Mark thought it would be fun to do a cookout at the island. He will work on it.

#### *vi. Fall walk*

Back by popular demand, Dinah and Mark will do the Fall walk again this year.

vii. Shared Dinner

September and October. Bev and company will organize this?

viii. Christmas holiday dinner

Mark will organize a holiday dinner.

**Nail down the dates by the middle of May.**

**4. EPOA Annual Meeting (Saturday, May 27<sup>th</sup>, 10am at the Lodge)**

Agenda:

1. Appointment of the Directors (John)
2. Treasury report (Mark)
3. Discuss the upcoming events (Susu)
4. Broader overview of VLAP and weekly water testing (Ralph)
5. Discuss the current role of the EPOA today and by-laws.
  - Find out if the members are interested in having EPOA interact with the VDOE and closely, such as how they maintain our water systems, garages and budget. The key takeaway is to send the members a survey to gauge their interests.

We need to have a representative from the VDOE at our annual meeting. Ralph will ask the Commission who will be at the meeting.

Appointment of new Directors: Kevin Ackert is a Director of the Board but he has not attended any of our meetings. According to our by-laws: "The Board of Directors may remove, at any of its regularly scheduled meetings, any officer or Board member who is absent from board meetings more than fifty percent of such meetings for the period following the Annual Meeting in May."

Susu motioned to remove Kevin as a Board member. John will send out a letter and notify Kevin. The Board will hold a vote for a new Director to fill this position at the Annual Meeting.

Mark motioned for a budget of \$250 for the lunch. Andrew seconded it. All were in favor.

**5. Mulching and Highway Cleanup**

We will volunteer to help mulch different areas of the Village after the EPOA Annual meeting and lunch.

We also decided to do the Highway Cleanup on Sunday, May 28 at 9 am.

Susu will post both of these events on our website and announce this on an eblast to our members.

## **6. Pond Water Quality Report**

Ralph gave us an overview of our current pond water quality. He has worked with a company that does storm water management to give us an estimate on monitoring two locations, Lugano and Geneva Beach.

The state has published a manual for storm water management. The village has purchased the manual and it is available online on the website. It's a good resource for us to learn best practices of storm water management.

We have performed water testing for 20 years in our Big Pea Porridge and Middle Pea Porridge ponds with the State of New Hampshire under its Volunteer Lake Assessment Program (VLAP).

According to the 2016 VLAP report, we had a remarkable year compared to recent years because of the mild winter and we were using less snow melt. John said that the algae growth is the lowest measured since 1995. Ralph said that we couldn't just take one year's data as a benchmark, but should look at the trend analysis and historical data. Since 2008, the data has shown a gradual degradation of the pond. If we can use less salt, then it is a clear winner. Ralph will invite Sarah from the Concord Office to come up and look at the conditions of the ponds.

### **i. Snowmelt alternative product**

Mark has done some research on the Internet about how NH is treating their water resources and snow melting practices. During his research, he found a vendor called Dan Harris who is the owner of RealGreen Services ([www.realgreennh.com](http://www.realgreennh.com)) that sells environmentally friendly ice and snow melt. Dan and Mark met and went up to Oak Ridge to see the slope of the road and the drainage.

Dan gave Mark a sample of the snow melt, which is a by-product of distilled corn mash and other ingredients. He suggested pre-salting the road and applying the product. He also said that Castle in the Clouds is using this product and they love it.

Ralph plans to let the VDOE know about this product, and invite them to come to a training session with Dan. He suggested doing a road test and finding out the cost of the product. Even if it is more expensive, it would offset the cost of rock salt.

### **ii. Pond water testing schedule**

Here's the schedule for the water testing: June 17, July 17 and August 19. John will be going to Concord for a seminar and picking up bottles for the water testing.

## **7. Gardens and landscape maintenance**

Ralph has an estimate for the mulch and maintenance. He gets it from Jim Everett and it's the cheapest quote. The mulch is \$40/yard and \$80 for delivery cost. We will need 9 yards of mulch to cover the front entrances, the office, areas by the Little Pea, VDOE, the Overlook, etc.

He also quoted \$300 for the maintenance during the entire summer. David is interested in doing the maintenance. He will maintain the yards in June, July, August and maybe one week in September.

- VDOE picked up the cost of the garden maintenance last year when we were having issues with our budget. This year, the EPOA will resume the responsibility for the garden maintenance.
- Ralph was not in favor of having multiple "Maintained by EPOA" signs in different area, but rather just one sign at the front entrance.
- He and another volunteer took the Christmas wreath and other holiday decorations sign down.
- Ralph motioned to allocate a budget of \$940 for the mulch and maintenance. This included \$120 for 6 shrubs and \$80 for contingency. Andrew seconded. The vote was unanimous.
- We proposed to help with the mulching after the Annual meeting and lunch.
- Ralph also asked if members could volunteer to spread the mulch. We decided to ask members to help volunteer after the annual meeting of Memorial Weekend. We would need a minimum of 5 people.
- He was happy with the planting but he was disappointed with the area around the VDOE Office. He moved the shrubs around and they were looking better.

## **8. Playground**

Mark said there was a little bit of cleanup on the playground after the winter. There was some trash that he will pick up. He took the sign down last winter, but he is going to put up our new sign. Andrew and Mark will drill some holes and get the sign up on Sunday.

## **9. The Lodge**

Dinah said that The Lodge would be fixed by the Annual meeting. The contractor will fix the area in front of fireplace to secure the beams, and address chimney leakage and water problems downstairs. The idea is to make the structure safe.

After the Annual Meeting, they will take down the trees and rebuild the handrails. The contractor has looked at the rest of the building and suggested to fix the deck

baluster, which is too wide, not up to code and unsafe for kids. They may have to elevate the height of the railings to 48 inches. They will also look at the electric and the sidings.

Mike (from VDOE) has only asked for one estimate for everything. The rest of it was from word of mouth. The estimate is \$40,000 without getting a second estimate. The estimate did not include the scope of work and schedule. Further discussion on the VDOE and EPOA relationship will follow (see section 4 above on Annual Meeting and by-laws).

The meeting was adjourned at 11:15 am.