

BLISS FARM CONDOMINIUM ASSOCIATION, INC.

P.O. BOX 353
EAST DERRY VILLAGE, NH 03041-0353

MEETING MINUTES – Board of Directors Meeting, Aug 29, 2008

The meeting was called to order at J. Katz house at 7:30 pm. Officers/Directors in attendance were Treasurer Jeff Katz, secretary Shawn Goldthwaite, and directors Mariano Santangelo, Bill Hankey, Randy Hoidahl and Bob Mullaney.

The July minutes were approved as submitted by Shawn.

Treasurer's Report (J. Katz)– A thorough Treasurer's report was provided, with the following specifics:

1. Jeff reported that the account receivables were up considerably from the prior month, and that about 20% of homeowners are more than 3 months behind in their condo fees.
2. One homeowner who was \$850 behind, has paid up and is now current.
3. Jeff reported that there are currently six liens on homes. There is one more lien in process to be filed.
4. This month Jeff received 39 out of 64 units fees. This was more than the last month.
5. Jeff reported that there are no small claims court cases in process at this time. Jeff will file two new small claims cases against homeowners who are more than \$1000 behind.
6. The 2007 Condo Federal Taxes have been given to the accountant who has filed for an extension.
7. Two homes in the association are being foreclosed on and sales are scheduled.

The Treasurer's report was approved as submitted.

Old Business:

1. **Database** – A form and instructions for the database project is now on the website and some people have filled out their information.
2. **Speed Bumps** – The new speed bumps have been paid for and are ready to be installed. The board has received numerous complaints as to the number of speed bumps going in.
3. **Signs** – Kevin is ordering new speed bump signs.

4. Annual Meeting – The annual meeting date and time are set for September 27 at 4 pm at Judith Lane circle

5. Elections – There are four board members up for reelection. Jeff will send out a nomination/voting form.

New Business:

- 1. Mailbox Issue** – A homeowner who is having a vandalism problem with his mailbox requested to have his box removed and to forward his mail to a PO Box. The board agreed that a homeowner is not required to have a mailbox.
- 2. Bliss Farm Signs** – Jeff received a quote to replace the entrance signs at a cost of \$1800. The board agreed to accept this proposal and get the signs redone.
- 3. 2009 budget** – The board looked over the 2009 budget proposal and a vote to accept it will be taken at the annual meeting.
- 4. Stop Signs** – The board considered a proposal to remove the stop signs on Wright rd. The board agreed that they were not needed given the new speed bumps and the fact that the stop signs on Donovan would remain as is.

The next meeting is scheduled for Sept. 27 at 4:00 pm at the Judith Lane Circle.

Respectfully submitted,

**Shawn Goldthwaite, Secretary
Bliss Farm Condominium Association**