

BLISS FARM CONDOMINIUM ASSOCIATION, INC.

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

MEETING MINUTES – Board of Directors Meeting, Feb. 25, 2007

The meeting was called to order at J. Katz house at 7:45 pm. Officers/Directors in attendance were President Jerry Iacuzio, Treasurer Jeff Katz, Secretary Shawn Goldthwaite, and Directors Randy Hoidahl, Bill Hankey, Kevin Yorke, and Bob Mullaney.

Minutes:

The Jan. minutes were approved as submitted by Shawn Goldthwaite.

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

1. Jeff reported that the accounts recievables are continuing to increase. Several homeowners who are behind need reminder letters sent to them and others will be taken to small claims court.
2. Jeff reported that one homeowners house is scheduled to be sold within the next month. Jeff has provided the real estate agent with a letter stating the fees that are currently owed to the association. Payment for those overdue fees will be made upon the sale of the house.
3. Jeff reported that there are currently two homeowners with which he will be taking to small claims court for their continued nonpayments of condo fees.
4. Four homeowners who are behind in their condo fees will be sent letters from Jeff reminding them of their overdue status and informing them that action will be taken if they do not pay what they owe.
5. Jeff has been advised from our lawyer to refile the four current property leins and add a statement to them saying that any future monies will be owed as well as what is current.
6. Two additional property leins will be filed by Jeff if they continue to be delinquent.

The Treasurer's report was approved as submitted.

Old Business:

1. Policies Letter - Randy Hoidahl submitted a new policies letter for the board to review. The new policies statement was reviewed and changes were discussed. The letter dealt with the clarification of association bylaws regarding six different issues. The issues were dogs, parking, trampolines, swimming pools, changes made to properties, and fines for not abiding by the bylaws.
2. Dogs - A homeowner recently brought a dog into the neighborhood without board approval. Jeff agreed to write a letter to the homeowner stating the dog was not approved and therefore cannot stay. A letter was sent to a different homeowner who has a dog which has a barking problem in attempt to get the homeowner to bring the dog inside when it is

barking.

3. Database - Randy is continuing to work on a database of homeowners info. The board members agreed to help with the task of getting their neighbors information so that Randy can complete the database.

4. Fire Pond - Rotorooter is going to come out and do the final work at the pond.

New Business:

1. A new resident moved in at 27 Wright Rd. A welcome letter was sent.

The next meeting is scheduled for March. 25 at 7:30 pm at J. Katz's house.

Respectfully submitted,

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