

Cranmore Shore Association

PO Box 713

Conway NH 03818

Board Meeting Minutes

June 10th, 2023

Meeting called to order at 9:05am.

Present board members:

Chris L'Heureux, Paul Jacobsen, Tim Lynch, Bruce Wilson, Courtney Clark, Treasurer Cheryl L'Heureux

Not Present Members: Vern Campbell, Rachel Else

Board meeting minutes 3-25-23 Approved

Board meeting minutes 5-6-23 Approved

Treasurer report- Approved. Checking account balance 18,196.95 and Savings account balance 20,543.25

Discussion was held on how much money the board felt we needed to keep on hand as a savings/emergency fund. It was decided that our goal should be around \$35,000 as the cost of repair cost keep going up, and with all the heavy rains we been getting like this year will eat up the budget rather fast, it was decided for us to keep putting some money away every year into this account till our goal is met. Motion was made and 2nd to transfer \$2500.00 from checking to savings to keep working on the goal, The motion passed 5-0

Members in arrears: Trying to get ahold of them to get these cleaned up before this year's assessments go out. We do have one that is over 3 years overdue. We have tried to get ahold of this person with no response. Paul will check into having a lawyer send a letter to the member.

Beach: We did purchase a new picnic table for the beach this year. Due to the money spent on the May rain storm that will be all we do for the beach this year. Discussion was held to come up with people to check beach passes off and on to keep non members out of the beach on holiday weekends and other weekends, we know that people are using the beach that do not have a beach pass. Interest was made to maybe try 4th of July weekend to take shifts checking passes,

Drainage: Discussion was held to come up with language for drainage on new houses going in and fixing what we have so that when we have big rain storms, we will not have the same issues we had with the May storm. The new houses built on C & D Street by J Mac has cause a lot of problems with water drainage on the roads. The Board will work on a permit system for building in the Association and see if the Town will make it a requirement to get a CSA Permit before a building permit is issued, This will advise us of what is going on and we can take action during the building process and not have to react at the end of the build like we are doing now.

Correction of the current drainage issues will be brought to the Road Committee for recommendations of repairs and cost.

Crow Lane: Courtney Clark as a New Board member would like time to review the documents on this before the board makes a decision this, The Board was in agreement to hold off till next meeting on the final decision,

Signs: CSA entry signs at both ends of the Association are due to be refurbished, Vern was going to get them done, Will discuss at next meeting when he is present.

New business: Paul has been working on getting money from FEMA for the May rain storm. Also has met with the emergency management person from the town which is the fire chief. All the information that was needed was gotten. We did meet all the standards but we did not meet the owned or operating a facility in the association. We did not meet what we need to get federal money to cover the money we spent on the May storm damage. The board could investigate getting grant money to update drainage of the roads. There is a water run off law in the state of NH. This is something the property owners could investigate if someone else's water is running off on their property.

Paul met with the insurance company to notified them of the May rain storm just in case there is an issue or law suit for a property owner in the association. They have all the information with pictures.

J-Mac issue of building the houses up on C & D street and the water runoff. Chris and Paul will get together and meet with J-Mac. Also meet with Mike whose septic was washed out with the May rain storm.

Dirt Road Parking: Discussion was held on a street parking ban to be created in the Rules and Regs. As the roads are already tight and with vehicles parked on the road could make it dangerous for emergency response and snow removal, The Board will work on language for this rule.

Roads: Complaint from a property owner on H street said that H Street needs to be graded and another complaint from an owner on I street That her street needs to be graded. Chris, Paul, and Mark will go out and drive all the association roads to see what needs to be done. With all the storms this year there has not been many opportunities to get out and grade as we are fixing washouts from all the heavy rain this year,

E-Mail will be sent road committee to set up a meeting and get things started. Email to be sent out to the members that volunteered to be on the road committee.

Dues: Discussion on dues needing to be raised. At the annual meeting through a straw poll most people seemed to be supportive of this, Expensive are going up and we need money to put into the roads more than just plowing and the little maintenance that is done yearly. The dirt roads are always a band aid approach. Goal is to have the road committee come up with a couple plans with anticipated cost so we can bring to the members for the annual meeting in May.

Motion to adjourn was made 2nd and passed: 11:06