

Minutes: MPCA BOARD MEETING
Monday, April 7th, 2008
7:30 PM

The Board of Directors of the MPCA met on Monday, April 7th, at Russ Simon's home. Present were Don MacKinnon, Cari Moorhead, Peter Roy, Russ Simon and Jim Fitzpatrick, presiding. Dave Contarino and Dick Ormrod were unable to attend. Guests included Erin Surprenant, from Great North and Trish Simon from the EC.

The meeting was called to order at 7:30 PM.

1. Minutes of the March 3rd, 2008 MPCA Board meeting:

- Motion to approve the minutes, was made by Peter Roy, and seconded by Don MacKinnon - approved unanimously.

2. Treasurer's Report

- Presented by Don MacKinnon
- Year to date expenses were running as planned (about \$24,000 under the annualized budget).
- All current year, discretionary expenditure projects for both the WSC and EC will be reviewed at this meeting during the Committee reports.

3. Committee Reports

Water Systems Committee

- Presented by Jim Fitzpatrick.
- The new Irrigation System service contract with Piscataqua Landscaping, including the annual turn-on and turn-off process, was signed and will be paid for at the MPCA level. This year's turn-on process is scheduled for April 30th and May 1st and all members who require access to their homes to turn-on the irrigation system should ensure access is available to their homes during this two day period.
- Several projects in process and planned were reviewed and approved including the upgrade or replacement of the computer monitoring system, pump motors, controllers, circuit boards and sensors. Cost of this work is \$12,000 to \$14,000. In addition, work on the sewer system's manhole covers (repair/replace selected manhole covers and connections) was approved for \$3100, as well as other miscellaneous projects for \$1000 - \$2000.
- The WSC was authorized to draft an RFP to improve the road to the Pump House in order to provide adequate access for large service trucks. The expected cost of this project is \$10,000 to \$14,000.
- Various repairs and replacements of controller's, meter caps and pumps are in process and need to be completed prior to installing the new Water Monitoring System. This maintenance should be completed in the second half of March and the new monitoring system is targeted to be installed during April.

Environmental Committee:

- Presented by Trish Simon & Jim Fitzpatrick

- The Board approved a series of projects to repair trail benches and foundations, start to repair trail culverts, repair signage and the basic 3 day Lot #4 planned cutting of dead trees, invasives and saplings. Costs as planned will be around \$5000 for these projects.
- Don MacKinnon had requested that for the larger EC Lot #4 projects (bridge repair, screenhouse and deck repair and dock repair) that we get estimates and projected timing (this year and next year) from qualified vendors to prepare for our Capital Expense Planning. This currently is underway.
- The EC requested that in order to complete the Policies and Procedures update for MPCA Common Land Maintenance, due to the new Shoreline Protection Act, the Board needed to establish a policy on fines for unapproved and illegal cutting on common land. The following motion was made by Russ Simon, seconded by Cari Moorhead:
 - Any person(s) who has done unauthorized and/or unapproved cutting (of trees, saplings, plants, shrubs, etc) on MPCA Common Land will be subject to MPCA fines and all costs associated with any administrative actions and restitution of the property for each occurrence. The MPCA fine will be \$500 for the 1st offense, \$1000 for the 2nd offense and \$1000 thereafter for any subsequent offenses. All costs associated with restitution include, but are not limited to any and all legal, fine or administrative costs incurred by the MPCA as a result of this unauthorized cutting, as well as any and all costs associated with restoring the property to original condition. The motion was unanimously approved.
- The presentation to the membership on the new Shoreline Protection Act and its impact on Moody Point is ready for the MPCA's Special Meeting on Saturday, April 12th.

Community Life Committee:

- Presented by Cari Moorhead
- Many thanks to our recent Friday BYO hosts, the Johnson/Remignanti's on March 7th, Kay McTigue on March 14th, the Steventon's on March 21st, the Sokol's on March 28th and the Chernyshov's on April 4th. The Friday BYO's for April are planned at the Fitzpatrick's on April 11th, Tom Treece's on April 18th, and AnnaLisa Gotschlich's on April 25th.
- The second running of the Great Bay Half-Marathon on April 6th was a great success. This year we had 9 MPCA members participate as walkers – congrats to all for a job well done in less than ideal weather conditions. Many thanks to all who contributed their time and efforts to our “manning” the water station for the runners and walkers. In addition, we raised \$555 as a contribution to Club Chameleon. As usual we had 20 to 30 people volunteer to support this effort. In addition to our water station, the Cushing Road race segment was enhanced by a Country Band performing at the Lot #11 entrance and a troupe of four Belly Dancers, braving the cold, wind and occasional sprinkles at the entrance to the Cushing Road Circle. The Belly Dancers brought smiles to the faces of both the participants and race observers as they reached the critical 11 mile mark of the race. A big Thank You as well to the Chernyshov's for hosting the after race party at their home. All in all, a wonderful day in the neighborhood!!!
- The next Timely Topic is scheduled for April 20th at Gisela von Hanstein's and will feature guest speaker Ann Beattie, who will discuss the four centuries of life on the Isles of Shoals. Doors open at 6:45 - Presentation begins at 7:00 PM. In addition, a Bird Walk with Andra Crawford and Dave Arnold is being planned for Saturday May 10th starting at 8:30 AM at Trail Entrance #3 (between 133 and 137 Cushing Road).
- **The Floating Dock should be installed for the season sometime during May. In order to prepare for the boating season and the Friday BYO's moving to the Screenhouse: The Board requested that all kayaks and canoes stored in the Screenhouse for the winter must be removed from the Screenhouse and placed in the shoreline racks by May 15th. Additional racks are currently being finished by Dimitri Chernyshov.**

Drainage Issue Report and Update

- Presented by Russ Simon.
- Awaiting DES's issuance of a Letter of Deficiency to the Moody Point Company. We continue to be informed by DES that it should be issued shortly, but it has yet to be received.

Fire Pond Dredging Committee

- Presented by Peter Roy
- The presentation to the membership on the Fire Pond and Cisterns is ready for the MPCA's Special Meeting on Saturday, April 12th.

5. MPCA Managers Report:

- Presented by Erin Surprenant
- The Board was informed that Great North is converting to a new software system for Financials. There may be some conversion growing pains, but all should be rectified quickly.
- Many thanks to Bob Blanchette and his crew for the great snow removal service during this record breaking winter. The Board will also communicate this to Bob and his crew directly. Bob Blanchette has asked the MPCA Board and other Moody Point Associations he has contracted with for a fuel surcharge on the contracts due to the unexpected increase in fuel costs since signing the new 3 year contracts. After discussions Erin and Russ had with Bob on the best way to approach this for Moody Point, Bob proposed a 2% fuel surcharge on all our contracted rates to be implemented starting with the May bills. The surcharge would be removed in the future if gas process fall below \$2.75/gallon. The Board approved the surcharge for the MPCA and recommends that all associations approve the surcharge as requested.
- There is a new bill in the NH House (House Bill 1174) that is under consideration that will require all Boards to notify all unit members 7 days in advance, by regular mail of all Board meetings and then send copies of all minutes to all unit members by regular mail. This bill will greatly increase both our administrative and postage cost. Erin strongly recommended that the MPCA and their members send letters and make calls to defeat this new proposed legislation.
- Great North has sent out the Notices for the Special Meeting on April 12th consistent with the requirements in our By-Laws.

6. Other Business

- Walter Cheney sent a letter to the MPCA Board and Meadows Association members potentially offering his two (2) Osprey Circle Wetlands lots for sale to either the Meadow's Association or the MPCA. After a review of the letter, the Board agreed to respond to Mr. Cheney with an acknowledgment that they had received his letter.
- **MPCA Special Members Meeting on Saturday, April 12th: As a result of the requests for a Special Informational Meeting of the Membership by both the EC and the Fire Pond Dredging Committee, the Board has agreed to organize a Special Meeting on the morning of Saturday, April 12th at 9:00AM in the basement auditorium at Newmarket's Town Hall [Coffee & Donuts will be available starting at 8:30 AM]. The Meeting Agenda will include:**
 - 1. A brief discussion of Newmarket emergency response and Moody Point.**
 - 2. A presentation, discussion and vote on funding a cistern for fire protection.**
 - 3. A presentation on the Comprehensive Shoreline Protection Act of 2008 and how it relates to Moody Point.**

The Board urges you make time to attend this important meeting on Saturday morning, April 12th. If other plans conflict, please make sure a neighbor has your proxy for this meeting.

The Board Meeting was adjourned at 9:20 PM.

The next regular MPCA Board Meeting will be held at Don MacKinnon's home on Monday, May 5th, 2008 starting at 7:30 PM.

Respectfully submitted,

Russ Simon
Secretary