

**Eastfield Crossing Association
Board Meeting Minutes
Monday September 21,2020- 7:00 pm
Swanzy Community House**

Attendees: Susan Menees, Kathy Hart, Mary Westcott, Kevin Westcott, Jack Woonton, John St. Jean

Meeting called to order: The meeting was called to order at 7:00pm and presided over by Kathy Hart.

SUMMER 2020 REVIEW: Kathy Hart

- The 3rd Septic Field was installed – Price \$61,000.
- Replaced 3 pump stations – AAA – Concord NH Price \$17,412.
- There are 2 more fields to be replaced, we will have them inspected every 2 to 3 years.
- Dale F. has mentioned cracks in the baffles, which will be re-inspected next year.
- The ECA loan of \$250,000 has been exhausted and starting in October the Association will be paying approximately \$2,500 a month in Principal and Interest to pay back the loan.
- Pump House – Water Station Update
- On August 4 there was a storm with high winds and the pump house lost power, and one of the booster pumps failed. Dan Waterman suggested the booster pump be rebuilt for \$3,400, which the board agreed to have done. In the course of replacing the pump Dan W. ran into electrical problems. We are currently waiting for the electrician to finish the work.
- Kathy Hart put in a claim to the Association Insurance policy where there is a \$1,000 deductible. On Friday Kathy heard from the insurance adjuster and the Association will be receiving \$2,400 plus a strong possibility of the insurance paying for the electrical work. Great job Kathy!
- 3 Iron tanks will be replaced in October for \$10,525 – the 2020 special assessment is paying for a portion of this expense, and close to 60% of homeowners have sent in their special assessment. Thank you.
- Currently Cheshire County is in a moderate draught. – Please continue to conserve water. Also, water usage is down significantly from the summer months.
- The NHDes PFAS testing will resume in the 4th quarter
- Eversource removed a light pole, which has never worked saving us about \$20 per month on the electrical bill.

Treasurer's Report: Susan Menees

Balances as of 8/31/2020:	Checking	\$41,810.94
	<u>Savings</u>	<u>\$35,604.96</u>
	Total	\$77,415.90

- Outstanding Dues:
 - o There is currently one past due homeowner.
- On-line payment of dues:
 - If a homeowner has an account with Savings Bank of Walpole they can set up automatic withdrawal of their dues
 - All other homeowners can make an electronic payment but would need to have the Association's account number and routing number. This information could be obtained by contacting the Treasurer
 - **Please put your names or address in the memo line, and email Susan you have submitted an online payment for dues.**

Homeowner Concerns and General Discussions:

- o There is a concern about trees from the pump house to the wells. The board is looking for any suggestions to help cut back the trees. The trees could be felled into the woods. Jack Woonton has been cutting back some of the smaller trees.
- o There have been 4 homeowners who have contacted the board and expressed initiating a capital fund for future capital, specifically the additional 2 leach fields. Your input on this issue would be greatly appreciated, and the association will have a vote on it at the February Annual Meeting.
- o Eastfield Crossing is the "Best" neighborhood in Swanzey and one of the nicest in Cheshire County. We are an association with by-laws, read them and reach out to current board members with any questions.
- o Currently, there are a few homeowners who do whatever they want regardless of by-laws.
- o Reminder about speed in the neighborhood and backing out of driveways.
- o Reminder to pick up after your dog.

Next Meeting: Scheduled for Monday November 16, 2019 at 7:00pm.

Meeting Adjournment: The meeting was adjourned at 7:45pm

Minutes submitted by Mary Westcott, Secretary