

**MEETING MINUTES**

1. Call to Order
2. Roll Call: (Need 8 for quorum) (P) = Present / (A) = Absent  
Ethan Ash (P)                      Garvey, Dave (P)                      Stallkamp, Christian (A)  
Bacon, Matt (P)                      Jean, Bill (A)                      Tanguay, Dave (P)  
Boufford, Jeff (A)                      Kingsley, Scott (A)  
Canavan, Nicole (P)                      Lefebvre, Matt (P)  
Dano, Brian (A)                      Nesmith, Laura (P)  
DeMello, Kathy (P)                      Robinson, Joe (P)
3. Secretary's Report – D. Tanguay
  - a. **MOTION** to accept the minutes of the April 2024 Board of Directors meeting.  
**MOTION** was **SECONDED** and **APPROVED**.
4. President's Report – Ethan Ash
  - a. President's Update
    1. Board of Director Vacancy -Larry Hirsch Update  
The seat is still vacant. Dave Garvey mentioned Jessie Hepler would be able to fill for the remainder of the term – 6 more meetings. It was tabled till the next meeting pending conversation with potential candidates. Ethan mentioned that a Realtor member should fill the vacancy. A motion was made to table the decision till the next meeting. The motion was seconded and approved.
    2. Recap of NAR legislative Session: Gerry O'Connell attended the sessions. Ethan will write a recap and send it to Allison by the end of the week. General highlights were NAR provided more info about the settlement. There are one pagers and videos on NAR's website. They noted that RPAC is important for the protection of private property rights. There were some big landmark cases where states and legislative bodies pushed back on unjust takings of fees and a traffic study on one house that a municipality can't require. One state is trying to triple transfer taxes. NAR Chief Economist Lawrence Yun stated that industrial is down, retail is flat and there are delinquencies on loans.
5. Office Administration Report – A. Ropes
  - Since the meeting in April there have been 6 new applicants 5 REALTORS and 1 Affiliate.
  - The Commercial Inspection class for 2 credits was held on April 30<sup>th</sup> 2-4 pm at the KW office in Portsmouth, NH. We had 24 sign up and 20 show up. Income was \$ 605.00 with no expenses associated with the class.
  - Continuing to work on the golf event. The deadline to sign up for golf is May 24<sup>th</sup>.

- ROTY/AOTY: I have sent the nomination forms to Ethan for him to meet with the committee and pick the ROTY/AOTY. They will be presented with plaques at the BBQ in June.
- The CORE class is scheduled for June 7<sup>th</sup> at TFMoran's office in Bedford. The class will be hybrid. So far we have 4 signed up in person and 4 online.
- The BBQ has 45 signed up so far. BBQ is later this year June 20<sup>th</sup>.
- The Risk Management Class is scheduled for Sept. 13<sup>th</sup> at TFMoran and will be hybrid. It is all set up on the website.
- Meet the Candidates for June 13<sup>th</sup>, Senator Chuck Morse and Executive Councilor Warrington has 11 signed up: July 11<sup>th</sup> will be Mayor Joyce Craig and Senator Kelly Ayotte and has 15 signed up.
- I will be working this week and next on NECPE invoicing for the new year July 1 2024 – June 30, 2025.

6. Committee Reports:

- a) (Affiliate and Special Events) / (NHCIBOR Cares)– S. Kingsley - Absent  
No Report
- b) (Sponsorship) – J. Robinson  
Joe thanked everyone for their help. Extending the deadline a bit to add more golfers.
- c) (Education) – B. Jean - Absent  
Allison mentions Education in her report.
- d) (Finance) – J. Boufford
  - 1) The financials for April 2024 were reviewed and placed on file.
- e) (Grievance) – C. Stallkamp - Absent  
Allison reported nothing new to report.
- f) (Professional Standards) – C. Stallkamp - Absent  
Allison reported nothing new to report.
- g) (Membership) – B. Jean
  - 1) MOTION to approve new provisional member applications subject to names being published as per CIBOR bylaws—**APPROVE**
- h) (RPAC/IMF) – Ethan Ash  
Down on donations though ahead for State and Region. Ethan will work on a fundraiser. Work on a way to make it easier to donate through website forum.
- i) (Public Policy Committee/Government Affairs) – D. Garvey

Hosting two candidates on each date June 13th and July 11th. Omnibus bill killed in house. The flood insurance bill seeing changes and will probably add to the disclosure. Amended bill relative to septic, site plans, and inspections have to be done in waters/ponds. HB477A discusses septic capacity for restaurants. Looking for new Commissioner. Lyndsey Courtney is going to be gone – looking for replacement.

Matt B – tomorrow is the state PPC meeting. Any commercial member who wants to attend please reach out to Nicole, Bob Quinn – we need representation. It is in person at 1 pm at office NHAR in Concord.

- j) (NHCIBOR Cares) – Laura Nesmith  
2 requests came in and it will go for a vote.
  
  - k) (Forms) – B. Jean - Absent  
Nothing new to report.
  
  - l) (NECPE: Transition to New Moody's/Catylist System) – Matt L.  
NECPE is targeting a transition date for a time to be determined mid/late fall – Oct. We are aiming to turn on the test drive. The committee has written a letter to go out to all NECPE members letting them know the test drive is open – the date for it to go out will be determined. Will vote on it at the NECPE BOD meeting next.
  
  - m) (Strategic Planning Committee) – Matt L.  
Matt B and Matt L had a conversation about it. Matt B will be the chair and Matt L the Vice Chair. We need to set the first meeting. Allison will send Matt B and Matt L the current strategic plan.
7. New Business:  
No new business.
8. Adjournment at 9:40 am.

Respectfully submitted,

Dave Tanguay  
Secretary