

Freedom Hill Cooperative, Inc

Accepted August 8, 2024

July 11, 2024

Board of Directors Monthly Meeting

Called to order at 6:30pm

Salute to the Flag

The Code of Conduct will be in effect.

Vice President: Adam Bergeron opened the meeting at 6:30pm

Board Members in attendance: Joseph Keuenhoff, Cher Keuenhoff, James Kenney, Adam Bergeron, Richard Audet, Helen Bridges-Hamlin, Donna Odde

Membership: James Stewart, Larry Tasker, Lisa Blanchard, Linda Stansfield, Tara Campbell, Donna Halle, Donna Mailhot-Dornhof

Guest: Laurie Regan, Johanna Beachy (ROC-NH)

Secretary Report: Helen Bridges-Hamlin: Acceptance of the June 13, 2024, clerical errors corrected and motion to accept by Joe and second by Adam. Minutes approved with change.

Treasurer's Report: Donna Odde:

Acknowledged the meeting of June 25th was to be rescheduled.

Finance review from 5/31/2024.

Revenue \$13,200 ahead of budget

Expenses \$47,953.00 under budget

Net income Y-T-D \$61,000 ahead

Collectables unpaid \$1,400 (reduction of late fees)

Researching solar panels information, for energy savings

Updates on balances

Office Supply/Copier \$300 left

Water Valve \$78,000 remaining

Trees \$28,000 does not include \$14,000 in June.

Overall ground maintenance \$6,800

Still have full culvert budget

Acceptance of Financial/Treasurers report, by Richard second by Helen all in favor.

Maintenance Report: Joseph Keuenhoff:

1. Street signs are almost complete, three left to re-install.
2. Septic tank risers are installed.
3. Aquamen are still doing repairs on curb valves.
4. Apron in front of garage bays completed.
5. Wind River in process of septic tank pumping on Redwood Road
6. Plans have been made to divert storm water from Diane Bokum's garage.
7. The new NO Soliciting signs are installed.
8. The gas tank change from Davis Fuels to Dead River is complete.

9. New anode bags have been installed on the underground gas tank at the pump house. These bags prevent the tank from rusting.
10. The stump issue for Rey Six has been addressed. Have one more step in the process to complete.
11. Sanitary survey by DES at the pump house August 14 at 12:45.

New Reports: Reported by Adam, (Supplied by excused absence, President Janet Verville-Clough)
Water license renewal is done.
House on 228 Redwood on the market, being listed for \$210,000.

Vice President: Adam Bergeron

Tree project on going every Sunday.

Open Forum:

- Donna Halle, 183 Redwood asked about getting her driveway re-surfaced. Joe suggested looking into Capital Paving as they have done some in the park and also posting it at the mail house if anyone is interested. The more that sign up the price would be cheaper.
- Tara Campbell at 319 Redwood wanted to thank the community and the BOD for their support in time of need.
- Helen thanked Joe and Jimmy for the clean-up 291-297 for the brush around the pole and electrical sign.
- Jeff Miller contacted Adam to ask if it was all right to clean out the brush by the post office because coming out of Riverview Road makes it difficult to see traffic coming down hill. Joe said he did not have a problem with it, did not realize that it is part of FHC.
- Johanna (ROC-NH) had a few questions left on her survey that she would like answered. Vacant lots, Lot Rents, Financial Support (Hodges), attorney, insurance carrier, Roads paved (most are a few not), town water, individual meter reading, electrical yes, water no.
- She handed out training brochures.
- Helen/ Donna, issue on FHC Web looking for Financial/Minutes, to be discussed in a workshop.
- Lisa Blanchard, 114 Pine Ridge wanted to know whose responsibility is the Lamp Post, as it does not shut-off. Adam stated it could be a sensor. Joe told her it was her responsibility and she asked if she could remove it, Joe stated yes.
- Adam asked Joe if he had the water certificate, Joe responded yes.

Motion to adjourn by James Kenney, second by Donna Odde, all in favor.

Meeting adjourned at 7:15pm

Respectfully submitted by Helen Bridges-Hamlin, Secretary