

FREEDOM HILL COOPERATIVE, INC.

Board of Directors Meeting Minutes

Accepted June 9th, 2022

May 12, 2022

6:36pm: Meeting called to order by Janet Verville-Clough

Salute to the flag

Code of conduct was in effect during the meeting

6:39pm: Meeting minutes from April 14 were read by Tara Campbell and accepted with small corrections because I didn't proof-read.

6:41pm : Treasurer's report

Revenue is on track for budget

Maintenance is \$6k above budget

Utilities are \$8k under budget

All other expenses are in line

Looking for funding on water system infrastructure

6:40pm : Financials accepted

6:42pm : Maintenance report from Joe Keuenhoff

Generator repairs are complete

Pump House received coolant flush, hoses, belt, thermostat

Road Repairs – Advanced Paving quoted \$17,500 to ledge pack 2¼ miles of roadway using approximately 350 tons of material at \$50/ton. Seal Tite quoted \$65,000 to seal 200-245 linear feet of cracks. Call into Beauty Mark for a second quote.

Regarding the mystery barrel found on the property of 99 Pineridge, LFD and DES came out. The contents of the barrel were tested and found to be diesel fuel mixed with water. The barrel was removed.

Leaf pickup will begin soon. Speed bumps will be installed

Gilford Well will come to check and/or replace two valves. Curb valve on the corner of Redwood and Elm needs to be replaced.

6:55pm: Maintenance report concluded

6:55pm: New Business with Anita

Hodges has been doing our credit reports, but we'd like to take this over

We're looking for an attorney that is closer to us, as our current attorney is in Nashua

6:57pm: Other Notes

Regarding the barrel found on the property of 99 Pineridge, Loudon Fire Chief Blanchette said we can do a full inspection around members' property. Janet, Anita and Joe will take on this responsibility. As he drove around the park, Chief Blanchette spotted some possibly concerning items.

Members are asked, once again, to not litter around the park. The trash bags outside the Bartlett Shed are filled with garbage that Richard Audet has collected along the hill.

96 Pineridge has been sold

99 Pineridge has been sold, but is on hold

89 Pineridge is for sale

90 and 99 Redwood are for sale

69 Chestnut sold

19 Chestnut is under eviction

7:08pm: Open Forum

Doreen asks about stop signs that have fallen. This will be addressed

Janet informs the members present that Rock NH has chosen Freedom Hill for a tour with investors and donors. Good publicity.

Jeff and Diane suggest we change the light on top of the flagpole to a solar one. Request speed bumps get placed sooner rather than later as people are driving too fast through the community. Appealing letter of violation regarding parking on the culvert. Explains that he parks on the edge of the road, not the culvert. Because the violation letter specifically states that he was parked on the culvert, the wording of the violation letter should be changed, or the rule needs to be amended.

Doreen suggests we lay concrete in some of the major culverts, and it might be time to start considering widening the road a bit.

8:15pm: Meeting adjourned

SUBMITTED BY:

Tara Campbell, Secretary

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