

Freedom Hill Cooperative, Inc. (603) 545-1239
Board of Directors Meeting minutes
November 14, 2019
Bartlett Shed

1. CALL TO ORD, FLAG SALUTE

The meeting was called to order at 6:30 pm.

Board Members Present: Janet Verville-Clough, President; Doug Clemens, Director at Large; Anita Wise, Vice President; Donna Odde, Treasurer; Ruth Webb, Assistant Secretary; Shirley Baker-Stewart, Director at Large; Jeff Clark, Maintenance Director.

Cooperative Members and guests signed in: Tom and Bunny Bell, Michael McCarthy , Ken Michaud, Doreen Scovil Janet Hutchinson, Donna Rollins, Capt. Randell Pratt, Susan Gove, Donna Gosslen.

Code of conduct was discussed briefly.

2. OLD BUSINESS – October minutes

The Assistant Secretary summarized the October minutes. Corrections from email distribution of the minutes had been applied. The Vice President made a motion to accept the minutes . Motion was seconded by the President. Minutes were accepted and approved as amended.

3. TREASURER'S REPORT – by the Treasurer

The Treasurer stated that accounts payable may be 19K over due to items being incorrectly coded. However, the Radon Filtration was corrected. Accounts receivable month-to-month as follows: August behind 4,885; September behind 4000 and October 2,600.

The audit is onboard and is expected to be completed by end of December, 2019.

The Assistant Secretary moved to accept the October financials; the President seconded the motion and the October financials were accepted by the board.

4. MAINTENANCE REPORT: Report given by the President.

The backhoe is still leaking oil into the radiator. Scott DeCato has not shown up to fix this leak. We may need to find another source to fix it.

The Maintenance Director repaired a pot hole on Pine Ridge Road.

Pick up of leaves will continue in the park through 11/16/2019.

The Maintenance Director plans to meet with those residents who have volunteered for plowing and other work.

The truck is registered and warranted. Plates will be put on the truck by the Maintenance Director.

The list of projects to be completed will be made and projects prioritized.

All residents are asked to check under homes to make sure that their heat tape is plugged in and working and that there are no leaks.

5. NEW BUSINESS: The Board

The Treasurer announced that new member, Susan Gove, would like to serve as Secretary. Attending residents agreed to all a Board vote on this. A motion was made by Mike McCarthy that the board vote on accepting Susan as Secretary. It was second by the President. Susan Gove was unanimously accepted as Secretary. We have no open positions on the board now.

The Vice President noted that there is one more section of culvert to be cleared. The President and Vice President have been working to clean up the storage area. One vehicle has been removed. There is still another unregistered vehicle that needs to be removed. Residents are reminded that vehicles and RV's, and utility trailers need to be permitted on a yearly basis and must be registered.

The Maintenance Director was asked to shut off the water at the curb for 221 Pine Ridge Road.

The President stated that we are still missing 93 census forms. Violation letters will go out. Liz Peacan has made the census form and item that will come up for printing if clicked on in the FHC website.

THE MEETING BROKE FOR A SHORT EXECUTIVE SESSION AT 7:00 p.m.

THE MEETING RECONVENED AT 7:12 p.m.

The Board returned with three items to be voted on.

Item 11/14/19 #1 – The Treasurer moved that the item be acted upon; Assistant Secretary seconded the motion. The motion was passed.

Item 11/14/19 #2 – Director at Large (Doug) moved that the item be acted upon; Assistant Secretary seconded the motion. The motion was passed.

Item 11/14/19 #3 - The Treasurer moved that the item be acted upon; Director at Large (Shirley) seconded the motion. The motion was passed.

6. OPEN FORUM

The President said that Eversource is working on getting all street lights fixed and working. Mike McCarthy mentioned that 3 chestnut is empty and skirting is missing in some spots. It was suggested that the water be turned off. Randy Pratt volunteered to meet with the

Maintenance Director and to help put stakes out. He also mentioned that some water shutoffs may need to be repaired.

The Vice President moved to adjourn the meeting; Director at Large (Doug) seconded the motion and the meeting was adjourned at 7:30 p.m.