

Long Hill Estates at Peterborough, a Condominium

Annual Meeting

Thursday, October 11th 2007

7:00 pm

Monadnock Congregational Church,

Wilton Road,

Peterborough NH

Long Hill Estates at Peterborough, a Condominium

Agenda

Annual Meeting

October 11th 2007

6:30 pm Monadnock Congregational Church, Wilton Road, Peterborough NH

- Call to order
- Roll Call (may be taken via check in sheet at door)
- Validation of quorum
- Introduction of directors, officers and guests
- Acceptance of minutes of September 20, 2006 Annual Meeting
- President's Report
- Treasurer's Report
- Committee Reports
- Vote on Resolution for Deposition of Excess Revenue Over Expenses for Fiscal Year ended June 30, 2007 (See attachment) - IRS Revenue Ruling 70-064
- Election of Directors (2 positions)
- New Business*
- Adjournment

(There is no old business held over from last year's meeting)

* New business may be brought before the body by any unit owner. Should any votes be taken on any new business, the results are non-binding because of certain statutory requirements re: notification for annual meeting business.

**LONG HILL ESTATES AT PETERBOROUGH A CONDOMINIUM
ANNUAL MEETING MINUTES**

SEPTEMBER 20, 2006 7:00 PM

MONADNOCK CONGREGATIONAL CHURCH
WILTON ROAD
PETERBOROUGH,NH

The meeting was called to order at 7:00 pm by Greg Lawn, President

A quorum was established with 15 unit owners: 3 by proxy and 12 in person.

MOTION by Marilyn Britton, second by Greg Lawn to accept the Minutes of the Annual Meeting of September 13, 2005 as written.

PASSED: Unanimous

The President's Report was presented by Greg Lawn. **MOTION BY** Jane Morrissey to accept the President's Report as presented.

PASSED: Unanimous.

Greg thanked Irene Sirois and Jane Morrissey for their service to the association.
Report attached.

The Treasurer's Report was presented by Greg lawn in George Austermann's absence due to an accident.

Marilyn Britton had several questions relative to the budget and other financial matters to which the Board responded.

Jane Morrissey added that George Austermann, Treasurer has suggested that the Board prepare a by-law amendment changing the requirement for a financial review from yearly to every other year except in the event of a change in the party acting as financial administrator.

COMMITTEE REPORTS: None. Marilyn Britton reported that no meetings of the Rules Committee have been called during the past year.

MOTION by Greg Lawn, second by Marilyn Britton: that any excess of membership income over membership expenses for the fiscal year ended June 30, 2006 shall be applied against subsequent tax year membership assessments as provided by IRS Ruling 70-064.

PASSED: Unanimous.

MOTION by Greg Lawn, second by Marilyn Britton: that Glen Swanson be nominated for and elected a Director for a 3 year term.

PASSED: Unanimous

NEW BUSINESS

- BY Jane Morrissey: a request for the board to address the condition of the patios. Owners cannot meet their responsibilities of maintaining their patios because of the conditions which require repair and/or replacement which are Board responsibilities. Also, that the Board assume yearly pressure washing of the patios until such time as they are repaired or replaced. The current moldy conditions are a health hazard.
- BY Jane Morrissey: that the Board address the problem of icy conditions on driveways and paths which owners are expected to take of. Owners cannot keep these areas safe and clear of ice and snow until they are repaired and or replaced which are Board responsibilities. The conditions created after plowing and during the subsequent melting and refreezing are often safety hazards. Accident claims fall on the owners insurance because these are limited common areas.
- BY Jane Morrissey: that the Board address the entry sign and surrounding area near 202 for improvement. The sign is rotten, musky and moldy; the ground area is full of weeds; there is no mulch cover and the area is neglected which gives a poor first impression to those entering our property as to how we care for our development.
- Glen Swanson reported that the town Emergency Plan is in place, stressing that it basically comes down to COMMUNITY COMMUNICATION EMERGENCY RESPONSE. Our community should come up with a plan beyond posting of notices at the Mail Boxes.
- Marilyn Britton is still addressing the speed limit on Rte 202 with the Police Chief. A report from the chief was cited as being favorable to this endeavor. Bob Price suggested another town authority to contact in dealing with this matter.
- Greg lawn thanked Diana Griffin for agreeing to take over as Clerk and Julie Clattenburg who has already begun her duties as financial administrator.

MOTION by Ann Lammars, second by Diana Griffin: to adjourn.

The meeting **adjourned** at 8:35 pm.

Respectfully submitted,

Jane Morrissey & Diana Griffin, Acting Clerks

**Long Hill Estates Condominium Association
YTD Income/Expenses FY2005-2006 and Budget for FY2006-2007**

Expense Category	Expense Sub-Category	Column 1	Column 2	Column 3	Column 4	Column 5	Column 6
		Actual Expense 7/1/05 - 6/30/06	Budget Jul 05-Jun 06	Remaining Budget	Budget Jul 06-Jun 07	Chg in Bud From Prior Yr	Monthly Fee
Grounds Maintenance	56405 Fertilization	599.00	1,400.00	801.00	1,400.00	0.00	3.24
	56415 Irrigation	1,298.29	540.00	(758.29)	650.00	110.00	1.50
	56421 Mowing	7,618.00	8,000.00	382.00	9,200.00	1,200.00	21.30
	56422 Spring Cleanup	2,632.00	2,020.00	(612.00)	2,620.00	600.00	6.06
	56423 Bed Maintenance	3,770.00	2,000.00	(1,770.00)	3,590.00	1,590.00	8.31
	56425 Pruning	336.00	900.00	564.00	1,150.00	250.00	2.66
	56426 Fall Cleanup	1,646.00	1,540.00	(106.00)	1,540.00	0.00	3.56
	Subtotal - Grounds Maint	17,899.29	16,400.00	(1,499.29)	20,150.00	3,750.00	46.64
Loan Payment	93000 Loan Principal	6,417.25	6,453.06	35.81			
	93001 Loan Interest	3,068.75	3,032.94	(35.81)			
	Subtotal - Loan Payment	9,486.00	9,486.00	0.00	12,648.00	3,162.00	29.28
Roads & Winter Maintenance	56436 Plow, Sand & Shovel	5,573.98	10,400.00	4,826.02	10,400.00	0.00	24.07
	56438 Other Winter Maint	0.00	1,700.00	1,700.00	1,700.00	0.00	3.94
	Subtotal - Roads/Winter Maint	5,573.98	12,100.00	6,526.02	12,100.00	0.00	28.01
Utilities	56605 Electricity	623.94	750.00	126.06	845.00	95.00	1.96
	56610 Trash Removal	3,378.31	3,600.00	221.69	4,100.00	500.00	9.49
	56615 Water	1,047.45	3,000.00	1,952.55	2,500.00	(500.00)	5.79
	Subtotal - Utilities	5,049.70	7,350.00	2,300.30	7,445.00	95.00	17.23
	TOTAL EXPENSE	91,127.07	101,070.00	9,942.93	106,272.00	5,202.00	246.00
NET OPERATING INCOME		10,944.52	306.00				

The budgeted net operating income results from rounding up the owner assessment for the roof loan to an even dollar amount.

ASSETS:	Jul 2005-June 2006	Bal 7/1/2005	Income	Interest
Ocean National Checking Account				22,995.86
Ocean National Ckg-Roof Loan		51,539.00		0.00
Capital Replacement Account*	3,173.84	37,928.00	87.91	38,188.75
Working Capital Account**	11,429.77	2,188.00	51.42	13,669.19

*Income for the Capital Replacement Account derives from the operating income (i.e., Owner Base Monthly Assessment).

**Income for the Working Capital Account derives from one-time payments of new owners and is not reflected in the operating income.

Long Hill Estates Condominium Association
YTD Income/Expenses FY2005-2006 and Budget for FY2006-2007

Income Category	Income Sub-Category	Column 1		Column 2		Column 3		Column 4 Budget Jul 06-Jun 07	Column 5 Chg in Bud From Prior Yr	Column 6 Monthly Fee
		Actual Income 7/1/05 - 6/30/06	Budget Jul 05-Jun 06	Remaining Budget	(139.33)	0.00	0.00			
Assessments	41000 Owner Base Monthly	100,909.54	101,376.00	466.46	106,272.00	4,896.00	246.00			
Investments	41100 Interest Earned	139.33	0.00	(139.33)	0.00	0.00	0.00			
Miscellaneous	42000 Other Income	950.00	0.00	(950.00)	0.00	0.00	0.00			
	42100 Legal Fee Reimb	0.00	0.00	0.00	0.00	0.00	0.00			
	42200 Late Fees	60.00	0.00	(60.00)	0.00	0.00	0.00			
	42210 Interest on Late Fees	12.72	0.00	(12.72)	0.00	0.00	0.00			
	42310 Maintenance Reimb	0.00	0.00	0.00	0.00	0.00	0.00			
	42400 Workers Comp Rebate	0.00	0.00	0.00	0.00	0.00	0.00			
TOTAL INCOME		102,071.59	101,376.00	(695.59)				106,272.00	4,896.00	246.00
Expense Category		Column 1		Column 2		Column 3		Column 4		Column 5
Expense Sub-Category		Actual Expense 7/1/05 - 6/30/06		Budget Jul 05-Jun 06		Remaining Budget		Budget Jul 06-Jun 07		Chg in Bud From Prior Yr
Administrative										Monthly Fee
50100 Bank Service Charges		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
56010 Accounting Services		2,265.00	1,000.00	(1,265.00)	1,779.00	779.00	4.12			
56025 Dues & Subscriptions		260.00	150.00	(110.00)	260.00	110.00	0.60			
56030 Insurance		10,639.00	10,000.00	(639.00)	11,515.00	1,515.00	26.66			
56035 Legal Fees		3,492.00	1,000.00	(2,492.00)	1,000.00	0.00	2.31			
56036 Legal Fees-Reimbursable		0.00	0.00	0.00	0.00	0.00	0.00			
56045 Consultant/Educ Fees		0.00	500.00	500.00	500.00	0.00	1.16			
56050 Miscellaneous		397.00	200.00	(197.00)	200.00	0.00	0.46			
56060 Office Supplies		99.76	300.00	200.24	200.00	(100.00)	0.46			
56065 Postage		216.84	250.00	33.16	250.00	0.00	0.58			
56075 Taxes		0.00	100.00	100.00	0.00	0.00	0.23			
Subtotal - Administrative		17,369.60	13,500.00	(3,869.60)	15,804.00	2,304.00	36.58			
Buildings										Monthly Fee
56205 Painting		8,438.50	10,000.00	1,561.50	7,000.00	(3,000.00)	16.20			
56210 Pest Control		0.00	1,125.00	1,125.00	0.00	0.00	2.60			
56214 Repairs/Maint-Adm		1,800.00	4,320.00	2,520.00	0.00	(4,320.00)	0.00			
56215 Repairs/Maint-Labor		2,884.00	3,500.00	616.00	4,500.00	1,000.00	10.42			
56216 Repairs/Maint-Materials		337.00	1,000.00	663.00	2,000.00	1,000.00	4.63			
Subtotal - Buildings		13,459.50	19,945.00	6,485.50	14,625.00	(5,320.00)	33.85			
Funding of Funds										Monthly Fee
Capital Replacement Fund		22,289.00	22,289.00	0.00	23,500.00	1,211.00	54.40			
Subtotal - Funding of Funds		22,289.00	22,289.00	0.00	23,500.00	1,211.00	54.40			

Long Hill Estates at Peterborough, a Condominium

NOMINATION FORM

At the Annual Meeting on October 11th 2007, the membership will be electing two unit owners to fill a three-year term on the Board of Directors.

Should you wish to nominate someone prior to the meeting, please do so by using this form and submitting it to the Board before the meeting. The same form may be used for self-nomination.

Nominations may also be submitted from the floor, verbally or in writing, at the meeting, up until the time the election takes place.

Nominators and nominees must be unit owners.

NOMINEE: _____ UNIT # _____

NOMINATED BY: _____ UNIT # _____

NOTE: The positions to be fulfilled are:

- Glen Swanson
- Jane Morrissey

PLEASE NOTE: The position to be filled as a result of Glen Swanson's resignation is for 2 years, not 3. The other position is for 3 years.

PROXY STATEMENT
ANNUAL MEETING
Long Hill Estates at Peterborough, a Condominium

I/We _____ and _____
of Unit #_____, being member(s) in good standing of Long Hill Estates at Peterborough,
a Condominium, under the provisions of the duly recorded legal instruments governing
the community, do hereby grant my/our proxy to:

_____ (name)

_____ (address)

for the purpose of establishing a quorum and for any other business that may come before
the Association at the Annual Meeting of Long Hill Estates at Peterborough, a
Condominium on **October 11th at 7:00pm at the Monadnock Congregational Church**
Wilton Road, Peterborough NH. This proxy carries full right for the proxy holder to
cast his/her vote(s) as he/she feels fit. This proxy revokes any and all proxies previously
assigned; personal appearance at the Annual Meeting will negate this proxy.

Date Signed: _____

***NOTE: In the event more than one individual appear on the deed, ALL such
individuals must sign this proxy form.***

Unit Owner Signature

Unit Owner Signature

Unit Owner Printed Name

Unit Owner Printed Name

Unit Address

***NOTE: Only this Exact form can be used for a proxy from your unit. Copies will not be
accepted.***

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Nominators and nominees must be unit owners.

NOMINEE: _____ **UNIT #** _____

NOMINATED BY: _____ **UNIT #** _____

NOTE: The positions to be fulfilled are:

- Glen Swanson
- Jane Morrissey

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ANNUAL MEETING
Long Hill Estates at Peterborough, a Condominium

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Date Signed: _____

NOTE: In the event more than one individual appear on the deed, ALL such individuals must sign this proxy form.

Unit Owner Signature

Unit Owner Signature

Unit Owner Printed Name

Unit Owner Printed Name

Unit Address

NOTE: Only this Exact form can be used for a proxy from your unit. Copies will not be accepted.

President's Report to the Long Hill Estates Condominium Association – October 11, 2007

Presented by Glen W. Swanson

Thank you for coming this evening and for giving me this opportunity to share information and thoughts with you concerning our Association.

As President of the Board, I have had the pleasure of receiving great support from many people – Board members Greg Lawn, Bob Price, and Jane Morrissey – Association officers George Austermann, Julie Clattenburg, and Diana Griffin – the many volunteers who helped make our First Annual Combined Yard Sale and Second Annual Association Picnic so successful – the volunteers who literally dig in the dirt to make our community more attractive – the volunteers who pitch in to gather information and provide insight on such Association matters as our relationship with the Town on road and sewer matters.

When it comes to the actual running of operations, let us remember how much we all depend on our support groups. On this point I am pleased to recognize the contributions of our Landscape Maintenance Manager JW – our Building Maintenance Manager John Norton - and their crews – our professional service groups - especially those headed by Gary Braun on legal matters and Chris Snow on insurance issues.

Last, but not least, I wish to say thank you to all of you, who as unit owners and individuals brought to my and the Board's attention issues, problems, and prospects that form the basis for that unique search in which we are engaged – that search as a community for a true quality of life that all of us can enjoy.

...

Quality of Life

To achieve and sustain a quality of life we do so as individuals, as family members, as partners in groups such as our Association. It is true, of course, that each of us has his or her own sense of priorities and goals, of problems and prospects. Yet, there are certain identifiable quality factors that most of us hold in common. Such factors as respect for the individual, awareness that support is available in tough times, a sense of security, and appreciation for comfortable living conditions.

Review of Programs – Living Conditions

During the past few months we have had the pleasure of witnessing decided improvement in our building maintenance program – thanks to the efforts of John Norton and his employees. John took on management responsibilities in August of this year. He was given the green light to get his crews in action, to treat all areas requiring immediate attention, to identify other areas needing help in the future, and in all cases to proceed with professional diligence and speed. John has proven himself well. He has accomplished much.

In our grounds maintenance program we have also noted extra effort this past year on the part of JW and his Dub's Shrubs team. A major ingredient for improvement in this situation has been our Board's willingness and initiative to recognize the importance of communication with JW – of speaking and listening in respectful ways – of showing our appreciation for his work. JW has responded in highly positive fashion to this management approach by the Board.

Yes, much remains to be done. However, I do believe that we are on our way to reaching one of our major goals, namely, to move our entire maintenance program from an unsatisfactory rating to a rating of quite satisfactory. With proper planning, effort, and careful attention to personnel management skills, within a few years we should be able to reach a highly satisfactory – even outstanding – rating.

Support Programs - Financial, Insurance, Legal and Security Matters

Our Board and Treasurer noted early this year that our banking assets of approximately \$100,000 warranted special attention as to use and disposal. We opted to pay off completely our outstanding loan, thus saving Association members the ongoing interest charges attached to the loan. We then reviewed ways for additional savings to members and concluded that it was safe and proper to reduce the monthly fee to \$225, with the understanding that, if indeed extraordinary charges do arise in the future, the Board has authority to increase the monthly fee accordingly.

I reviewed our insurance program with Chris Snow. Chris accepted my open invitation to visit the Association on some occasion whereby unit owners would have opportunity to discuss the Association's policy and how it affects the individual program of the unit owner.

As for legal matters, to put it simply, Gary Braun has done an extraordinary job for us. He has promptly returned my calls, has taken appropriate steps to explain or alleviate situations, and stands ready to act on our behalf on various matters, including court cases – such as the current case pending that involves the former Maintenance Manager's "Small Claims Complaint" registered with the local District Court. Gary has especially helped us with the Unit #27 Torla Estate dilemma. Mr. Torla passed away in 2006, apparently leaving no instructions as to disposition of his estate. Gary moved quickly to position us strategically in the list of claimants, with the result that the bank holding the first mortgage on Unit #27 has responded positively to Gary's suggestion that the bank cover all the Association monthly dues, operating costs, and legal fees related to the Unit. I should also add those occasions where unit owners and Board members were stymied as to how to interpret the Association's by-laws.

For security, the Board maintains a file of basic information for each unit owner so that the proper individual (or individuals) can be contacted in case of emergency. Please check your own files and review with the Board whether or not you have supplied the appropriate information. The Board also recommends that each unit owner/resident consider using a "File of Life" program, whereby the "File of Life" sticker is placed on the front window so that it is visible to firemen, police and other emergency rescue people, who then can proceed immediately to the packet of information the individual has filled out and posted on the side of the refrigerator. Such packets are available through the Fire Chief's office in Peterborough.

Regarding security, let me point out one major area of concern, namely, safety – safety for unit owners and families, for guests, and for employees of independent contractors. Several people have brought to my attention their fear that something will happen because of automobiles traveling too fast on our roads, children running into the street without looking either way, vehicles parked on roads so as to restrict vision or movement of other vehicles.

Where do we go from here?

I wish to present some suggestions for your consideration.

General Maintenance - Planning

1. Continue to review the planning for the current priority maintenance program.
2. Second Stage of Maintenance Program - Review maintenance requirements, scheduling and cost options during and for the coming year. Review management procedures, especially in the area of estimates and requests for quotation. Review and compile proper records, such as, independent contractors' "certificates of insurance."
3. Third Stage of Maintenance Program - Review potential maintenance needs, scheduling, manpower requirements, and cost options for the following two to five years.

Building Maintenance - Execution

1. Execute the current priority maintenance program with attention to proper monitoring.
2. Initiate the second stage maintenance program consisting of such matters as refurbishing and/or replacement of siding on certain buildings – relate this to the cost and scheduling of painting options.
3. Commence planning for the third stage, keeping in mind the questions and approach options brought forth in initiating and executing the second stage.
4. Continuously communicate with John Norton in a professional manner.
5. Monitor operations from a Board policy and planning position – be careful that unit owners and Board members do not insert themselves into the daily operational aspects of the project for this may lead to confusion and frustration on the part of all parties involved.

Grounds Maintenance – Execution

1. Conduct tree and shrub removal and planting according to guidelines set forth. Regarding tree plantings in particular, the issues involved concern digging operations and watering methods. Digging operations involve permission from DigSafe and awareness as to where the various lines are located on Association property. **The issue of propane gas lines is addressed below.** Watering operations require an irrigation system available through the Association and/or the

willingness of the individual unit owner to water a tree that benefits the unit but is located on common property.

2. Association gardens – manage according to acceptable practices, keeping in mind that some items planted during the past few months will not reveal their benefits until next spring. Here, again, is the question of water supply
3. Irrigation system – our system is currently shut down. The Town removes the two watering meters, then installs them in the spring when requested. Questions have arisen as to the value of the current irrigation system, the costs and benefits to revamp the system (less heads but improved utilization of water), and the issues that may arise if one Board says to shut everything down for a year or more, only to have a later Board elect to put it back in operation. JW can now regulate the timing and periods of irrigation through control boxes. I have instructed JW to provide the Board with three estimates regarding improvements, repairs, alterations to the current system.

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Yes, much remains to be done. However, I do believe that we are on our way to reaching one of our major goals, namely, to move our entire maintenance program from an unsatisfactory rating to a rating of quite satisfactory. With proper planning, effort, and careful attention to personnel management skills, within a few years we should be able to reach a highly satisfactory – even outstanding – rating.

Support Programs - Financial, Insurance, Legal and Security Matters

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As for legal matters, to put it simply, Gary Braun has done an extraordinary job for us. He has promptly returned my calls, has taken appropriate steps to explain or alleviate situations, and stands ready to act on our behalf on various matters, including court cases – such as the current case pending that involves the former Maintenance Manager's "Small Claims Complaint" registered with the local District Court. Gary has especially helped us with the Unit #27 Torla Estate dilemma. Mr. Torla passed away in 2006, apparently leaving no instructions as to disposition of his estate. Gary moved quickly to position us strategically in the list of claimants, with the result that the bank holding the first mortgage on Unit #27 has responded positively to Gary's suggestion that the bank cover all the Association monthly dues, operating costs, and legal fees related to the Unit. I should also add those occasions where unit owners and Board members were stymied as to how to interpret the Association's by-laws.

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Another health issue concerns animals, especially animals running loose on Association grounds. We have learned from the New Hampshire Humane Society that feral cats are potentially dangerous to other cats because of an HIV-AIDS disease that they may carry and spread to other cats. Members of the community should review options for taking care of this situation, keeping in mind that the Humane Society, as I understand it, will not intervene in any situation where someone is feeding that particular animal.

For a number of residents a major area of concern is safety – safety for unit owners and families, for guests, and for employees of independent contractors. Several people have brought to my attention their fear that something will happen because automobiles travel too fast on our roads, unsupervised children run into the street without looking either way, vehicles restrict vision or movement of other vehicles because the operators parked their cars on Association roads rather than in spaces designated for overflow parking.

Where do we go from here?

I wish to present some suggestions for your consideration.

General Maintenance - Planning

1. Current Stage of Maintenance Programs - Continue to review planning for our current programs.
2. Second Stage of Maintenance Programs - Review maintenance requirements, scheduling and cost options during and for the coming year. Review management procedures, especially in the area of estimates and requests for quotation. Review and compile proper records, such as, independent contractors' "certificates of insurance."
3. Third Stage of Maintenance Programs - Review potential maintenance needs, scheduling, manpower requirements, and cost options for the following two to five years.

Building Maintenance - Execution

1. Execute the current priority maintenance program with attention to proper monitoring.
2. Initiate the second stage maintenance program consisting of such matters as refurbishing and/or replacement of siding on certain buildings – relate this to the cost and scheduling of painting options.
3. Commence planning for the third stage, keeping in mind the questions and approach options brought forth in initiating and executing the second stage.
4. Continuously communicate with John Norton in a professional manner.
5. Monitor operations from a Board policy and planning position – be careful that unit owners and Board members do not insert themselves into the daily operational aspects of the project for this may lead to confusion and frustration on the part of all parties involved.
- 6.

Grounds Maintenance – Execution

- 1.** Conduct tree and shrub removal and planting according to guidelines set forth. Regarding tree plantings in particular, the issues involved concern digging operations and watering methods. Digging operations involve permission from DigSafe and awareness as to where the various lines are located on Association property. **The issue of propane gas lines is addressed below.** Watering operations require an irrigation system available through the Association and/or the willingness of the individual unit owner to water a tree that benefits the unit but is located on common property.
- 2.** Association gardens – manage according to acceptable practices, keeping in mind that some items planted during the past few months will not reveal their benefits until next spring. Here, again, is the question of water supply
- 3.** Irrigation system – our system is currently shut down. The Town removes the two watering meters, and then installs them in the spring when requested. Questions have arisen as to the value of the current irrigation system, the costs and benefits to revamp the system (less heads but improved utilization of water), and the issues that may arise if one Board says to shut everything down for a year or more, only to have a later Board elect to put it back in operation. JW can now regulate the timing and periods of irrigation through control boxes. I have instructed JW to provide the Board with three estimates regarding improvements, repairs, alterations to the current system. The project could be processed in phases.
- 4.** Tree spraying – best probable time is in the spring. Spraying operation may require a licensed person; if not, then JW can provide that service.
- 5.** Pruning – consider review, keeping in mind that the guide line for proper pruning is after flowering.
- 6.** Hillside – consider doing every year or every other year.
- 7.** Upper Road – Keep this section properly open. It is important for availability to upper hydrant – also important to many residents who enjoy the walk and the viewscape provided to the easterly mountain range.

Long-Term Planning

- 1.** Seek a quality of Life for all residents of the Association. We must remind ourselves that one of the benefits of living here is that our Association is open to everyone of all ages. At times this can be perplexing, to be sure, but let us pause to consider ways in which we can improve dialogue amongst ourselves, and reach mutual understanding as to the rights and responsibilities of all parties.
- 2.** Establish an “ombudsman” for the Association – a person to act as sounding board and possible problem solver. If by-laws permit, this person would be independent of the Board, and open to all parties involved in a problem, program, or issue involved where communication is important.

- 3. Consider having a "Victory Garden" on Association property. Chris Snow (Insurance) and Gary Braun (Legal) have informed me that we may proceed with such a program. JW is ready to roto-till the selected space this autumn to prepare it for spring planting.**

Some factors involved:

- a. Costs – how much do unit owners pay, what would be the cost, if any, to the Association**
- b. Benefits – who would benefit, and how?**
- c. Space allocation**
- d. Watering and other maintenance requirements**
- e. Protection from wildlife**
- 4. Identify and prioritize road repair and maintenance needs – the lower road definitely requires cleaning and sealing of cracks – this may require an accounting procedure to set aside funds for long-term road repair.**
- 5. Community events and hospitality – continue the current programs and consider new programs, such as an effective welcoming committee and/or letter for new residents.**
- 6. Review By-Laws and other documents.**
- 7. Replace entrance-storm doors – several unit owners informed the Board that, in light of rising fuel costs and the rather shoddy appearance of our current entrance-storm doors, the Board should check on options for unit owners' replacement of doors with a much better system. The Board did research this possibility, and came up with the suggestion to use an Anderson door that fits the need described. I believe that Greg Lawn has information on this unit.**

A final note – it is really a question: Do you know where your propane gas lines are located?

This is an excellent example of the questions our Board encounters and the positive results that ensued in this case thanks to perseverance and proper communication.

Some time ago Unit owners in Building Nine brought to our attention the question of how to control the water saturation behind and to the side of their building. The Board established that this situation dated back to the time of construction. We decided to look into options available, keeping in mind the legal ramifications put on the Association due to the need to dig in the area involved.

I arranged through DigSafe for identification of various electric and telecommunication lines. Our water line was identified separately. We were all set, except for the identification of propane gas lines. I called the Underground Damage Control officer at NH Public Utilities Commission and explained our situation to him. He explained that PUC considered our Association not as "residential" but as "jurisdictional" which meant that certain responsibilities fell on the supplier to identify the lines. The Mathewson Company, our propane gas

supplier, said that they could not help us identify location. Needing quick action, we decided to proceed (with PUC awareness) with digging of the trench after Mathewson had shut off the gas supply to the building and had an emergency crew ready in case of a mishap. The trench was dug – another story in itself – the drainage project was completed.

Thinking about this afterwards, I projected a possible time where we would need an overlay or diagram of all our propane gas lines. Again, to the phone, checking with Mathewson, Rymes, and Keene Gas as to who might have maps or diagrams filed away. Nothing found. I then called PUC, outlined what had been happening, and presenting the dilemma of what to do. The chief officer concluded that there apparently was a problem somewhere in communication.

As of last week, it looked as though the Association would wind up paying a licensed search group to do the job. Then came the phone call from PUC. Their representative had convinced Mathewson that, indeed, the responsibility fell on Mathewson. The result – Mathewson is scheduled to conduct a search-and-identification of all our propane gas lines within the next few weeks.

And so it is with thanks, and this note of good news, that I leave you as president of the Association.

Respectfully,

Glen W. Swanson

9 Long Hill Estates

Long Hill Estates Condominium Association
YTD Income/Expenses FY2006-2007 and Budget for FY2007-2008

Income Category	Income Sub-Category	Column 1 Actual Income 7/1/06 - 06/30/07	Column 2 Budget Jul 06-Jun 07	Column 3 Remaining Budget	Column 4 Budget Jul 07-Jun 08	Column 5 Chg in Bud From Prior Yr	Column 6 Monthly Fee
Assessments	41000 Owner Base Monthly	105,728.09	106,272.00	543.91	97,200.00	(9,072.00)	225.00
Investments	41100 Interest Earned	194.63	0.00	(194.63)	0.00	0.00	0.00
Miscellaneous	42000 Other Income	452.00	0.00	(452.00)	0.00	0.00	0.00
	42100 Legal Fee Reimb	2,250.00	0.00	(2,250.00)	0.00	0.00	0.00
	42200 Late Fees	120.00	0.00	(120.00)	0.00	0.00	0.00
	42210 Interest on Late Fees	72.39	0.00	(72.39)	0.00	0.00	0.00
	42310 Maintenance Reimb	403.36	0.00	(403.36)	0.00	0.00	0.00
	42400 Workers Comp Rebate	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL INCOME		109,220.47	106,272.00	(2,948.47)	97,200.00	(9,072.00)	225.00
Expense Category	Expense Sub-Category	Column 1 Actual Expense 7/1/06 - 06/30/07	Column 2 Budget Jul 06-Jun 07	Column 3 Remaining Budget	Column 4 Budget Jul 07-Jun 08	Column 5 Chg in Bud From Prior Yr	Column 6 Monthly Fee
Administrative							
	50100 Bank Service Charges	22.00	0.00	(22.00)	0.00	0.00	0.00
	56010 Accounting Services	2,317.50	1,779.00	(538.50)	2,325.00	546.00	5.38
	56025 Dues & Subscriptions	0.00	260.00	260.00	0.00	(260.00)	0.00
	56030 Insurance	11,968.00	11,515.00	(453.00)	11,980.00	465.00	27.73
	56035 Legal Fees	1,527.00	1,000.00	(527.00)	1,500.00	500.00	3.47
	56036 Legal Fees-Reimbursable	2,250.00	0.00	(2,250.00)	0.00	0.00	0.00
	56045 Consultant/Educ Fees	0.00	500.00	500.00	0.00	(500.00)	0.00
	56050 Miscellaneous	2,714.26	200.00	(2,514.26)	475.00	275.00	1.10
	56060 Office Supplies	81.10	200.00	118.90	185.00	(15.00)	0.43
	56065 Postage	215.48	250.00	34.52	150.00	(100.00)	0.35
	56075 Taxes	16.00	100.00	84.00	50.00	(50.00)	0.12
	Subtotal - Administrative	21,111.34	15,804.00	(5,307.34)	16,665.00	861.00	38.58
Buildings							
	56205 Painting	0.00	7,000.00	7,000.00	18,000.00	11,000.00	41.67
	56210 Pest Control	1,125.00	1,125.00	0.00	1,125.00	0.00	2.60
	56214 Repairs/Maint-Adm	840.00	0.00	(840.00)	4,320.00	4,320.00	10.00
	56215 Repairs/Maint-Labor	1,933.75	4,500.00	2,566.25	4,500.00	0.00	10.42
	56217 Repairs/Maint-Reimburse	403.36	0.00	(403.36)	0.00	0.00	0.00
	56216 Repairs/Maint-Materials	291.05	2,000.00	1,708.95	2,000.00	0.00	4.63
	Subtotal - Buildings	4,593.16	14,625.00	10,031.84	29,945.00	15,320.00	69.32
Funding of Funds							
	Capital Replacement Fund	23,500.00	23,500.00	0.00	13,625.00	(9,875.00)	31.54

**Long Hill Estates Condominium Association
YTD Income/Expenses FY2006-2007 and Budget for FY2007-2008**

Expense Category	Expense Sub-Category	Column 1		Column 2		Column 3		Column 4 Budget	Column 5 Chg in Bud From Prior Yr	Column 6 Monthly Fee
		Actual Expense 7/1/06 - 06/30/07	Budget Jul 06-Jun 07	Remaining Budget						
Grounds Maintenance	Subtotal - Funding of Funds	23,500.00	23,500.00	0.00				13,625.00	(9,875.00)	31.54
	56405 Fertilization	535.00	1,400.00	865.00				1,200.00	(200.00)	2.78
	56415 Irrigation	384.00	650.00	266.00				500.00	(150.00)	1.16
	56421 Mowing	7,950.00	9,200.00	1,250.00				7,500.00	(1,700.00)	17.36
	56422 Spring Cleanup	2,620.00	2,620.00	0.00				2,750.00	130.00	6.37
	56423 Bed Maintenance	5,336.00	3,590.00	(1,746.00)				4,000.00	410.00	9.26
	56425 Pruning	2,261.00	1,150.00	(1,111.00)				2,000.00	850.00	4.63
	56426 Fall Cleanup	1,540.00	1,540.00	0.00				1,540.00	0.00	3.56
	Subtotal - Grounds Maint	20,626.00	20,150.00	(476.00)				19,490.00	(660.00)	45.12
	Loan Payment	8,025.37		(8,025.37)				0.00		
	93001 Loan Interest	3,568.63		(3,568.63)				0.00		
	Subtotal - Loan Payment	11,594.00	12,648.00	(11,594.00)				0.00		0.00
	Roads & Winter Maintenance									
	56436 Plow, Sand & Shovel	4,986.00	10,400.00	5,414.00				10,000.00	(400.00)	23.15
	56438 Other Winter Maint	0.00	1,700.00	1,700.00				1,500.00	(200.00)	3.47
	Subtotal - Roads/Winter Maint	4,986.00	12,100.00	7,114.00				11,500.00	(600.00)	26.62
	Utilities									
	56605 Electricity	662.21	845.00	182.79				725.00	(120.00)	1.68
	56610 Trash Removal	3,156.00	4,100.00	944.00				3,250.00	(850.00)	7.52
	56615 Water	1,062.48	2,500.00	1,437.52				2,000.00	(500.00)	4.63
	Subtotal - Utilities	4,880.69	7,445.00	2,564.31				5,975.00	(1,470.00)	13.83
	TOTAL EXPENSE		91,291.19	106,272.00	2,332.81			97,200.00	(9,072.00)	225.00
	NET OPERATING INCOME		17,929.28	0.00						

ASSETS:

	Jul 2006-June 2007	Bal 7/1/2006	Income	Interest
Ocean National Checking Account				
Capital Replacement Account*	38,188.75	23,500.00	134.89	7,678.19
Working Capital Account**	13,669.19	1,968.00	59.74	37,785.00

*Income for the Capital Replacement Account derives from the operating income (i.e., Owner Base Monthly Assessment).

**Income for the Working Capital Account derives from one-time payments of new owners and is not reflected in the operating income.

	Expenses	Bal 06/30/07

	Expenses	Bal 06/30/07

15 → Quorum established Tunitcwaas
Meeting called to order 6:35

Introduction of Officers

Pres, Glen George, Diana, Julie - Jane absent
Thanks to Julie

M - Bob Price

S - Second Nancy Clarke

- Glen's report 2007

Report presented by Glen Sisono -

M to accept report Ann Lamman

S - Greg Lusk

Passed - Unanimous

Treasurers Report - George Astenman

\$246 - \$225 Condo fee reduction

M - Bob Price.

S - Diana Gutt

Passed - Unanimous

Committee reports

Party } Successful
Fund Sale } Year.

Motion by Julie \$4500 - transfer

Transfer to operating fund

Ruling 70-064

Second Tongue Karpoo -
Unanimous

~~Elections & Adcom~~

Dyl slot

Soph slot

Allan Hollander nominated by Virginia Johnson
No other present at meeting so nomination is
null & void

Ann Lammas nominated by Nancy Clarke
Accepted nomination.

Nancy Clarke questioned Powers of Board
John Norton's job take care of.
JWS

Bob Price - volunteer position. Need
volunteers. Paying least amount of money.
Help Board Members do their job. Need
support.

Board Maintenance experience -

Glen done open air service for Assl. This
year. Worked hard during day.
Carpers, JWS, Maintenance. Glen did most
of work.

Greg to Glen - Big Thank you

Board of Directors

See Bye-laws - Condominium Documents.

- Board Meets once a month

May/June twice a month

Maintenance decisions most difficult

Is it time to hire a Management Company?

Kensington - Colonial Square - Board

Person for Maintenance

Unit owners like volunteers

Why we don't get Petersborough news together
for Management Company.

Communication w/ other associations.

New Board needs to discuss Management
Company idea.

Manager suggests waiting for a year
- Increase of fees

Greg suggested that we need to reinvoke
~~Bob suggests~~

Greg also suggests a Annual Meeting
to discuss hiring Management Company.

Glen → John Norton is excellent - regards to call
Contract renewable for a year

JL needs guidance at times

Facilit had good experience w/ John

Interior problems - go to Jay
All exterior problems must go through Board

Roofing - John Norton

Glen asked John by happenstance - good job.

Ann - Team well organized & respectful

Emergency - call Board

Non-emergency - Fill in form & put in box

Important to have record of requests.

Ann Lammas nominated Parry Britton

Nominations closed

Ann - 2yr

Parry - 3yr

George Mole Jr.

John → seconded

Wong } seconded

New Business

- * John Hampson

Appreciate what Board has done.

Latex issue in #18 Latex problem developed
Water backups in basement - Sump pump
necessary. ~~Latex~~ Latex pipes in front
Greg - will be looked at this month.

- * Nancy Clarke - no need to put stencils up yet

- * Bob Price - cracks in roads
Greg - could slide for a year
- Bill for John Norton
- painting

Judgment call - put off roads
~~What forgotten~~

- * Marlys questioned "fall fix-up sale"
Unsolicited

924-8774

Technically - illegal

Roland Gilbride

Sign - no solicitation

Reasonable/Reliable

Board Review

- * Ann Thayer - Highway Department rocks
on road. Call Board to contact town

Ann Lammens: Water problem land owned by assz.
have created by owner.

~~Chair~~ Classification issues - a Harry decides
Takily - Consultant to handle grey areas.
Ombudsman.

Joan Butler: Areas

Yellow - Assz.

White - Maintenance

Pink - keep

Urgent Issue - call Board Member

Greg Law - Welcome Packet

Evelyn Morrison - Sign at the end of Hill
NO license or trad. trademark sign. Posts begin
to rot. Greg - post caps. Sign assignment
to our project. Greg will take of sign
Thanks to Evelyn for plants.

Nancy - welcome committee

Nancy Clarke: Address List from Shirley

Marily - keys for Court

Ann Player → discussion of John Norton
siding vs paint. Whole Assn. meeting
Information given to all owners. ~~Cost~~
Cost benefit.

Anneke: Storm Doors Andersen Storm doors
on Sale \$159.00 MC

15 or more \$149.00 White
~~80x36~~ - door Jam. \$80.00 Installation

David Clarke will investigate storm doors at
~~Belle Meade~~. Notice out to everyone.

Marily - front steps soaked. Competent + polite.
Slippery. Clean soil. Take care of slippery
steps

Victory Garden - ~~David~~ Clarke
Sign Triangles - Evely takes care of us with
red cones. Thank you

Motion to ^{adjourn} Nancy
Second Ann Lammert.

BALLOT FOR BOARD OF DIRECTORS
(VOTE FOR TWO)

MARILYN BRITTON
(3 YEARS)

ANN LAMMERS
(2 YEARS)

WRITE IN 3 YEARS

WRITE IN 2 YEARS

PROXY STATEMENT
ANNUAL MEETING
Long Hill Estates at Peterborough, a Condominium

I We Carole B. Reid and _____
of Unit # 16, being member(s) in good standing of Long Hill Estates at Peterborough,
a Condominium, under the provisions of the duly recorded legal instruments governing
the community, do hereby grant my/our proxy to:

Greg Loun
(name)

Long Hill Est.
(address)

for the purpose of establishing a quorum and for any other business that may come before
the Association at the Annual Meeting of Long Hill Estates at Peterborough, a
Condominium on **October 11th** at **7:00pm at the Monadnock Congregational Church**
Wilton Road, Peterborough NH. This proxy carries full right for the proxy holder to
cast his/her vote(s) as he/she feels fit. This proxy revokes any and all proxies previously
assigned; personal appearance at the Annual Meeting will negate this proxy.

Date Signed: 9/21/07

NOTE: In the event more than one individual appear on the deed, ALL such individuals must sign this proxy form.

Unit Owner Signature

Carole B. Reid

Unit Owner Signature

Unit Owner Printed Name

Unit Owner Printed Name

Unit Address

(#6 Long Hill Est) 47 Kendall Rd, Keene, NH 03431
ceil - 398-9121
603 -

NOTE: Only this Exact form can be used for a proxy from your unit. Copies will not be accepted.

PROXY STATEMENT
ANNUAL MEETING
Long Hill Estates at Peterborough, a Condominium

I/We Merle Buck and _____
of Unit #30, being member(s) in good standing of Long Hill Estates at Peterborough,
a Condominium, under the provisions of the duly recorded legal instruments governing
the community, do hereby grant my/our proxy to:

Doris Griffis
(name)

32 Long Hill Rd. Peterborough NH 03458
(address)

for the purpose of establishing a quorum and for any other business that may come before
the Association at the Annual Meeting of Long Hill Estates at Peterborough, a
Condominium on October 11th at 7:00pm at the Monadnock Congregational Church
Wilton Road, Peterborough NH. This proxy carries full right for the proxy holder to
cast his/her vote(s) as he/she feels fit. This proxy revokes any and all proxies previously
assigned; personal appearance at the Annual Meeting will negate this proxy.

Date Signed: 10/11/2007

NOTE: In the event more than one individual appear on the deed, ALL such individuals must sign this proxy form.

Unit Owner Signature

Merle I. Buck

Unit Owner Signature

Unit Owner Printed Name

Merle I. Buck

Unit Owner Printed Name

Unit Address

30 Long Hill Rd. Peterborough NH 03458

NOTE: Only this Exact form can be used for a proxy from your unit. Copies will not be accepted.

- Type Annual meeting minutes
- Type Organizational Board meeting minutes
- Print (3 copies) of both sets of minutes
 - ~~from new minute file with all other~~
 - ✓ Annual meeting paperwork
 - The Board meeting minutes (one copy) goes into a new file for minutes - 2006-2007
 - A second copy of each comes to me to print
 - A third copy, you can just do this! Another hard copy around in case everything else goes "poof" I kept a file folder for papers labeled "Copies of Everything".
- E-mail copies of both sets of minutes
 - ✓ to ~~the~~ Glen, Bob, Greg, George & Julie (with a note to print for their own files).

✓ The notice of the meeting should also be in the Annual Meeting file - it's just mine - believe I e-mailed it to you.

Long Rive Estuary at Peterborough, A Conservation
Annual Meeting Minutes
Moulton Congregational Church
Wilton Rd (Peterborough) NH
September 20, 2006 7:00 PM.

The meeting was CALLED TO ORDER at 7:09pm by
President, Greg Leow.

A QUORUM WAS ESTABLISHED with 15 unit members:
12 in person, 3 by proxy.

MOTION by Marilyn Britton, second by Greg Leow:
to accept the minutes of the Annual Meeting
of September 13, 2005 as written.
(PASSED: unanimous)

The PRESIDENT'S REPORT was presented by
Greg Leow. MOTION by Jane Manweig:
to accept the president's report as presented.
(PASSED: unanimous) (Greg thanked Hazel Sivier &
Jane Manweig for their service to the Association)
~~for their service to the Association~~
Report attached

The TREASURER'S REPORT was presented by
Greg Leow in Hervee Gustermann's
absence (due to an accident). Marilyn
Britton had several questions relative
to the budget & other financial matters
to which the Board responded. Jane
Manweig added that Hervee Gustermann,

Treasurer has suggested that the Board propose a By-Law Amendment changing the required financial review from yearly to every other year, except in the event of a change in the party acting as financial administrator.

COMMITTEE REPORTS: None. Marilyn Britton reported that no meetings of the Rules Committee have been called during the past year.

MOTION by Greg Lewon, second by Marilyn Britton: That any excess of membership income over membership expenses for the fiscal year ended June 30, 2006 shall be applied against subsequent tax year membership assessments as provided by TBS Ruling 70-064.
PASSED: (unanimous)

MOTION by Greg Lewon, second by Marilyn Britton: That Alan Swanson be appointed for and elected to the Board a director for a 3 year term PASSED: unanimous

NEW BUSINESS:

- by Joe Murray: A request for the Board to address (path) lighting. Owners cannot meet their responsibilities of maintaining them because of conditions which require repair and/or replacement which ~~is~~ ^{are} a Board responsibility.
Ans, that the Board assumed yearly pressure washing of paths until such time as they are repaired and/or replaced. The current walkways/colders are health hazard.
- by Joe Murray: that the Board address the problem of ice conditions on driveways & paths which owners are expected to take care of. Owners cannot keep these areas safe & clear of ice & snow until they are repaired and/or replaced which are Board responsibilities. ~~The condition created during & after plowing~~ ^{during subsequent meetings of} are often left ~~unsafe~~ ^{unsafe} after accident claims fail to owners' insurance hazards. ~~because there are limited common areas.~~
- by Joe Murray: that the Board address the entry signs & surrounding areas down near the 202 for improvement. The signs are rotten, mushy & moldy, the ground area is full of weeds. There is no mulch, is not cared for & given a year

Hong Nile Estates at Peterborough), a Condominium
Organizational Board Meeting

Immediately following Annual Meeting

Meadowbank Congregational Church

Wilton Rd, Peterborough, NH

September 20, 2006

Present were: ~~the~~ President Greg Lewis,
Bob Price and Alex Swanson;
Diana Griffin & Jane Manueley

Motion by Greg Lewis & ~~Approved~~ ^{PASSED} by
unanimous consent: That Alex
Swanson be nominated for & elected
President

MOTION by Alex Swanson, second by Greg
Lewis: That Diana Griffin be appointed
Clerk. PASSED: All in favor

MOTION by Greg Lewis, second by Bob Price:
That Julie Clottemberg be appointed
Financial Administrator

Meeting ADJOURNED at 9:05 pm.

Respectfully submitted

Jane Manueley Acting Clerk
Diana Griffin

Long Hill Estates Roll Call

<input checked="" type="checkbox"/>	UNIT #	OWNER NAME	MAILING ADDRESS	PHONE	EMAIL ADDRESS	
	<u>Unit #1</u>	Bethann SanMartino	1 Long Hill Estates	924-0230		
	<u>Unit #2</u>	Virginia G. Peterson, Trustee	P. O. Box 775	924-3574		
	<u>Unit #3</u>	Carl & Dorothy Doane	3 Long Hill Estates	924-3411		
MMP	<u>Unit #4</u>	Marcia Pettee	4 Long Hill Estates	924-9433	—	
82	<u>Unit #5</u>	Dianne Bucholz	5 Long Hill Estates	924-		
	<u>Unit #6</u>	*Joseph Eppolito/Carole B. Reid	47 Kendall Road	352-7889		
	<u>Unit #7</u>	*Vannessa Torrelli	610 Lincoln St., Suite 200			
EML	<u>Unit #8</u>	Evelyn Morrison	8 Long Hill Estates	924-0857	NONE	
MW	<u>Unit #9</u>	Glen & Annagreta Swanson	9 Long Hill Estates	924-7064	gswanson@research-international.com	
JG	<u>Unit #10</u>	Jane R. Morrissey	10 Long Hill Estates	924-3750	gmai24@gmail.com	
	<u>Unit #11</u>	Miriam A. Gibbons	11 Long Hill Estates	924-5069	mirage@earthlink.net	
	<u>Unit #12</u>	David Poirier	12 Long Hill Estates	924-		
	<u>Unit #13</u>	Allen Hollander	13 Long Hill Estates	924-8705	hollendera@earthlink.net	
	<u>Unit #14</u>	Robert and Martha Price	14 Long Hill Estates	924-2075	price4014@comcast.net	
	<u>Unit #15</u>	Brenda L. Salmonson	15 Long Hill Estates	924-2288	bis@wip.aw.com	
	<u>Unit #16</u>	Carl J. & Marilyn A. Britton	16 Long Hill Estates	924-6898	brittons@worldpath.net	
	<u>Unit #17</u>	*NH Ball Bearings Inc., c/o Donna Marcin	175 Jaffrey Road	369-Am		
	<u>Unit #18</u>	*Ann & Ed/ Patrice & Jonathan Hampson	719 Wilton Road	924-3624	amh@hampson.net	
	<u>Unit #19</u>	Megan Carroll and Matthew Farhm	19 Long Hill Estates	924-8444		
MCM	<u>Unit #20</u>	Mary Lou Miley	20 Long Hill Estates	924-3435		
WCC	<u>Unit #21</u>	Nancy and David Clarke	21 Long Hill Estates	924-6346		
JB	<u>Unit #22</u>	Joan Butler and Faith Hanson	22 Long Hill Estates	924-8024-903	joanbutler5@hotmail.com	
	<u>Unit #23</u>	Richard White	23 Long Hill Estates	924-9310		
	<u>Unit #24</u>	Madelyn Campbell	24 Long Hill Estates	924-7030	NONE	
82	<u>Unit #25</u>	Gregory & Selma Lawn	P.O. Box 426	924-7012	lawn cottage@comcast.net	
	<u>Unit #26</u>	Ilene & Roger Sirois	26 Long Hill Estates	924-1984	iluvcats@comcast.net	
	<u>Unit #27</u>	Bank Owned	27 Long Hill Estates			
	<u>Unit #28</u>	Ann Thayer	28 Long Hill Estates	924-0978	NONE	
EA	<u>Unit #29</u>	Elizabeth & George Austermann	29 Long Hill Estates	924-5098	gsaeda@comcast.net	
	<u>Unit #30</u>	Merle Buck	30 Long Hill Estates	924-7722		
JAC	<u>Unit #31</u>	Julie Clattenburg	31 Long Hill Estates	924-7411	jclattlibrary_06@yahoo.com	
BLA	<u>Unit #32</u>	Diana Griffin	32 Long Hill Estates	924-6215	digriff@comcast.net	
	<u>Unit #33</u>	*Monadnock Dev Servs ATTN. Alan Gree	121 Railroad Street	352-1304		
	<u>Unit #34</u>	Regina and Alejandro Andres	34 Long Hill Estates	924-	regandres@aol.com	
ACL	<u>Unit #35</u>	Ann Lammars	35 Long Hill Estates	924-0480	sonnetrmr@earthlink.net	
	<u>Unit #36</u>	Leonard & Bessie Myhaver	36 Long Hill Estates	924-6697		

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