

Long Hill Estates at Peterborough, A Condominium
Annual Meeting - Part 1
Wednesday, September 19, 2001
Reynolds Hall, Peterborough

- I. The meeting was called to order at 7:00 p.m. by the president, Marilyn Britton.
- II. The roll call was taken at the entrance as people signed in.
- III. Any proxy forms were checked for validity when the bearer checked in.
- IV. The presence of representatives and/or proxies from 20 units certified that a quorum was present.
- V. The president introduced the other members of the Board of Directors (BOD)—Rob Trowbridge, Treasurer, and Bill Waters and guest Linda Fisher, consultant for the BOD.
- VI. The president summarized the minutes of the last Annual Meeting, April 9, 2000. (Copies had previously been sent to residents.) Moved to accept the minutes as printed and read, seconded, accepted.
- VII. President's Report on the State of the Association
 - A. The Association has returned to self-management after problems with Cardiff that ended up in court; now are using legal counsel and a consultant (Linda) for help with gray areas.
 - B. There is also a clerk—first Sandy Kale, now JoAnn Hall, and Bill Waters joined the BOD when a long-time member resigned.
 - C. The BOD adopted a new "No New Dogs" policy.
 - D. The BOD began replacing main roofs.
 - E. Hired a new landscaping company three times and a new snow plowing company, a new irrigation company since landscaping company couldn't handle it, and changed insurance company from Hanover to Westport Insurance through CAU (Community Association Underwriters of America.), which deals with condo insurance and was less expensive.
 - F. Fenced in the gas tank heads with a gated fence as safety measure, all building gutter extensions were repaired/replaced and pointed away from the front lawns and into shrubs, bad front steps were fixed and ready for cleaning and sealing.
 - G. The green booklet was changed from "Rules to Live By" to "Handbook for Residents", which seems more friendly, but some minor points were omitted and will have to be dealt with in time. It describes condo living at Long Hill, has an index for the by-laws book and has a place for all rules and regulations. This booklet, with by-laws booklet, outline what is expected of occupants. Both booklets belong to the unit and should be passed along to the next occupant. Present by-law booklet will be replaced after proposed amendments are voted on.
 - H. Mortgage form is now required of every owner and must be kept current and on file with the BOD.
 - I. Have started a yearly inspection schedule of furnaces, fireplaces and chimneys.
 - J. Have started a formal procedure for notifying occupants of any new rules decided by the

BOD, with a 30-day grace period to allow for questions or concerns before taking effect.

K. New Finance Book with all annual finance reports has been compiled and is available at the treasurer's home to be checked out, read and returned promptly.

L. Based on new July-June fiscal year and recently found by-law dated 4/1998 (in papers returned from Cardiff) stating that Annual Meeting must be held between 60 and 120 days from end of fiscal year, future Annual Meetings will be held at this time every year, probably on Sunday afternoons if possible.

M. The BOD has asked the Grounds (formerly Landscaping) Committee to expand its role. Volunteers requested.

N. Three sunroom roofs badly need replacing this fall and all should be replaced eventually.

O. There are enough shingles on hand to replace one more main building roof (not including sun room roofs). The BOD hopes that capital reserves will enable them to buy two more main roofs' worth so they can get shingles at lower price directly from the contractor and have them ready.

P. Background for newcomers on \$29,700 town water bill that has been in limbo for a year: Town did not realize until last year that it owned the meters here, meters they had never read—hence the huge sum. Our legal counsel said there is three-year statute of limitations, the Town (not one to say it's all water under the bridge) said it's a tax and does not come under the statute, we said (politely, to be sure) Nonsense. Latest news: BOD had offered to pay the Town for 1998 and 1999 at this year's cost (not yet known) on a payment schedule. The Town came in today, Sept. 19, with a counter-offer of \$ 870 for upper irrigation system and \$ 4008.95 for the lower system. Since it's essentially the Town's fault for not having billed us for all those years, Rob T. feels we are in very strong position indeed to reach a good compromise, probably around \$3,000.

Q. The President's Report ended with pleas to the residents: Please help the management, help keep the grounds clean, report immediately any strange cars seen in strange places, be more careful about following instructions for the dumpsters, read the booklets on the condo, return reports that need to be returned, read the bulletin board, ask the BOD if you have any questions.

VIII: Treasurer's Report

A. Balance sheet shows that last year we had a deficit of \$6400, mostly because two roofs in two years on the lower street, which were supposed to last 20 years, lasted only about 10+ years and had to be replaced. By adding \$15.00 to the condo fee, by next year there will be \$ 64,000 in reserve ready to take care of three roofs @ about \$ 22,000 per roof.

B. Budget sheet handouts show that income, all from condo fees, will be \$ 85,860. Estimated expenses total \$85,860—and the budget is balanced!

C. In response to questions:

1. How realistic are amounts for road maintenance? We have hired same firm for landscaping and snow plowing and have eliminated the \$5,000 guarantee we had to pay last year. We hope it will cost less than last year and if there is any surplus, it will go into the pot for roofs.

2. Can budget sheets show last year's estimate, actual amount spent and this year's estimate? It will be done that way next year now that we are back on a July - June fiscal year basis; it would have been meaningless this year with January - December and July - June fiscal years.

D. Move to accept Treasurer's Report, seconded, passed unanimously.

IX. Vote on Resolution re Disposition of Excess Income

Consultant Linda Fisher explained that the law requires this resolution to be voted on every year—regardless of what the association's governing documents may say or what the financial situation is. IRS' reasoning was that every homeowner should have a say in what happens to any excess, and by rolling it over, it's non-taxable. President read the resolution aloud: "RESOLVED: That any excess of membership income over membership expenses for the year ended June 30, 2001 shall be applied against the subsequent tax year member assessments as provided by IRS Revenue Ruling 70-604." Moved to accept, seconded, unanimously approved.

X. Discussion of budget for July 1, 1001 to June 30, 2002

Covered during the treasurer's report and there were no further questions.

XI. Vote on Proposed Amendments to Declaration and By-Laws

Consultant Linda said it's best to have a recorded, not just a voice, vote, and to keep the voting papers.

A. Two Proposed Declaration Amendments

Both required approval of 51% of mortgage holders. Automatic approval given since no response received within stated period of time.

1. Article 3 (d) (iii) - to remove the word "slab" where referring to the lower boundary (i.e., the crawl space). Questions arose as to exact meaning of "slab", "unfinished interior surface", how (or whether) the garage floor enters into the equation—is it the association's responsibility or the unit owner's? Linda said she did not think removing "slab" would change the meaning or intention of the proposal and the garage question could be handled later. Confusion continued, however, and motion made to table amendment until next meeting. Seconded, approved. Legal opinion on garage status will be sought soon in case someone's garage floor cracks in the interim.

2. Article 3 (d) (iii) - correct "...does own..." to "...does not own..." No discussion. Motion made to approve, seconded, approved unanimously by the 20 owners/proxies present.

B. Nine Proposed By-Law Amendments

1. Article II 6: Delete "return receipt requested." At \$3.94 per envelope, it's too expensive to send notices that way. Motion made to accept, seconded. Vote: 20 affirmative.

2. Article VI 4: Delete "return receipt requested." Same reasoning. Motion to accept, seconded. Vote: 20 affirmative.

3. Article XI 1: Delete "return receipt requested." Same reasoning. Motion to accept, seconded. Vote: 20 affirmative.

4. Article III 1 (h): Delete the word "audited" so phrase will read "...obtaining a financial statement within ...120 days..." After some discussion on reviews, audits, cost, etc., the general feeling was that the association's simple organization, cash income from only one source (condo fees), really no opportunity for malfeasance, etc., and on advice from CPAs who say we don't need an audit for those reasons, motion made to approve amendment, seconded. Vote: 19 affirmative, one abstention.

5. Article III 5: Replace "ten (10)" with "thirty (30)". To give the BOD greater flexibility for first meeting after Annual Meeting. No discussion. Moved to accept, seconded Vote: 19 affirmative, one negative.

6. Article V 1 (b): Re preparation and approval of the budget: Replace "...at least fifteen days in advance..." with "...prior to the beginning of the fiscal year." The BOD will make every

effort to send each owner a copy of the budget within 15 days, but would like a little leeway in case something comes in late for the accountant. No discussion. Moved, seconded. Vote: 19 affirmative, one negative.

7. Article V 1 to be V 1 (h) re additional fee for sun room owners: BOD explained that because of bad design, faulty construction, poor roofing materials, etc. most sun room roofs either leak or probably will leak through the sky lights in the future and will have to be replaced. They also require greater maintenance. Point of the amendment is fairness--to ensure that those owners without sun rooms not have to pay for other people's extra rooms. These fees would be held in separate account and used only for sun rooms. [This amendment requires approval of 51% of mortgage holders, which was received (see XI A.)] Linda advised that this amendment is legal according to our documents. Legal counsel also supports it. The BOD explained that current contractor believes he has solved some of the secrets; also, the town levies larger taxes on those units with sun rooms, therefore they must be more valuable than units without. There followed a very extended discussion with a number of people, both pro and con the amendment for a variety of reasons. Questions raised as to whether any contractor could ensure a solution, possible design changes, the lack of specificity in the proposal (how long would this extra fee be for, how much would it be, if a roof was re-done without a skylight, who would be responsible for any inside repair, etc., etc.) Linda suggested that we get a design engineer to give specific specs for the contractor to follow, so that if it doesn't work, he is stuck with paying for the repair. It was also suggested that we have a guarantee from the manufacturer of roofing material that it will work properly under the conditions (i.e., low pitch). BOD said it plans to repair three this year, three next year and so on, and when all are done the estimated initial annual fee of \$120 to \$150 would decrease sharply. Motion ultimately made and approved to stop the debate. Conclusion was that BOD needs to be able to guarantee success and they will look into it further to get specific answers to questions. Motion made to table this amendment for further consideration and voting at a future association meeting, seconded, approved unanimously.

8. Article V 6 re Structural Additions, Alterations or Improvements by Owners : Replace phrase "...within thirty (30) days..." with "...within sixty (60) days..." Since BOD's approval has been automatic if it does not answer a proposal within 30 days, and since BOD is now meeting only every 60 days, this change is needed. They will try, however, to answer as quickly as possible. After slight discussion of definitions involved, motion made to accept, seconded. Vote: 17 affirmative, three opposed.

9. SB 105, which permits the association to garnish assessments from renters if a unit owner fails to pay: This is a one-time deal from the State of NH and is protection for association if owner fails to pay. Recommended by consultant and legal counsel. Moved to adopt SB 105 as part of the by-laws, seconded. Vote: 18 affirmative, one negative and one abstention.

XII. Bill Waters was nominated as new member of the BOD. Seconded, approved unanimously.

XIII Unfinished Business

A. Gas Heating: Rymes says they are quite sure they can use Keene Gas equipment but they (Keene Gas) had to ask corporate headquarters for decision. BOD says that if figures are accurate, and they think they are, we could have 25 % saving on our gas bill, plus an extra 10% if paid within 10 days.

B. Grounds Committee: We have a new contract for snow plowing (see VIII C 1). The committee has been formalized and has outlined work to be done, some to be started before winter sets in. The committee will relieve the BOD of some of the work it has been doing.

C. Have petitioned the Town to take over ownership of Long Hill Rd., which will come up

at Town Meeting next year. 100 % of the association must agree for the Town to take it over since it is now common property. Have also petitioned for a light on the PSNH pole at the entrance, but that depends on the Town's taking over the road. Need everybody's help at Town Meeting to have friends vote for it. If 100% of owners do not approve, perhaps could do it by easement, but that might not be successful. Maybe at the special meeting to discuss specifics of the sun room roofs, we could also discuss the 100 % vote.

D. Last Point of Unfinished Business: Marilyn has done a magnificent job as president!

XIV. New Business

A. It was suggested that BOD consider putting lightening rods on all buildings. Several people warned that they're very, very complex and difficult to install properly—great care needed. There are qualified companies, but....No final decision.

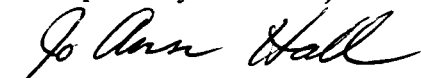
B. We will again have a schedule for furnace inspection/cleaning, but will wait until agreement with Rymes is finalized sometime this fall. After negotiations by Rob T., Rymes agreed that any repairs will be done at same time and charged to the owner, saving a special trip and \$75.00 charge. Rymes has agreed to the same budget billing as Keene Gas, which can be started at any time if you don't owe anything.

C. People were asked to print their choice for a Long Hill directory—name, phone or "None."

XV. Adjournment: According to Linda, the meeting should not be adjourned since there were only 20 units represented and 24 were necessary to pass any of the above amendments. BUT, a motion could be made to recess the meeting for a period of time to give the BOD the chance to solicit additional proxies/voting pages by mail or in person. Rob T. moved to recess the meeting until the call of the chair. Seconded, approved. Meeting recessed at 9:33 p.m.

P.S. Linda added that she has been very impressed by how much Long Hill has accomplished and how lucky we are with our BOD. Prolonged applause.

Respectfully submitted,


JoAnn Hall, Clerk

President's Report for the September 19 Annual Meeting
Of the Long Hill Estates at Peterborough, A Condominium

Our last Annual Meeting held April 9 of 2000 seems like such a long time ago especially since so much has happened since then. We've been through, and are still going through, quite a metamorphosis.

We returned to self-management with all its ups and downs – but only after much hassle with Cardiff management and a few court visits.

The board now uses the assistance of legal counsel and a consultant for all those gray areas we keep running into, and we have a clerk for all our meetings. Currently, we are looking for new legal counsel to replace the one we had as he left the profession. Our plan is to speak with someone at the end of this month. Also, a new owner joined the board when a long time board member resigned

We instituted a no new dog policy that concerned some of owners who were selling units at the time, because they didn't think anyone would buy under those conditions. But all that wanted to sell were successful and we now have several new owners in our association.

We also began the very large project of replacing all our main roofs.

Along with all those happenings, it became necessary to change our landscaping company three times, to hire a new snowplowing contractor last fall at the last minute for what turned out to be an horrendous winter for snowfall, and to hire an irrigation company, as none of the landscape people were equipped to do what was needed. We also changed our insurance company from Hanover to Westport Insurance Co through Community Association Underwriters of America, otherwise known as CAU. We did this, not because we were unhappy with Hanover's service but because CAU gave us a better price and - condo insurance is their business.

We had the gas tank heads enclosed with a gated fence to remind everyone that children should not play around them. We had the building gutter extensions repaired or replaced and pointed away from the front lawns and into the shrub areas. Last fall we had bad front steps fixed in preparation for the cleaning and sealing of the front porches this spring. This project has been finished, I believe ? – however, not as well as I had hoped.

During the changing of our "Rules to Live By" booklet to the "Handbook for Residents" to give it a more positive image, some points were omitted – a point that may need some further work. This green booklet now not only houses a description of condominium living at Long Hill written in layman's language, but also includes an index for the By-Laws book and all our board rules and resolutions. Along with our By-laws it is meant to highlight what is expected of all unit occupants. I remind you that both documents belong to the unit and should be kept current, and they should be transferred at the time of a sale.

We have instituted, according to our by-laws and rules, a mortgage form required of every owner – that also has to be kept current and on file with the board; a yearly inspection report of all furnaces, fireplaces and chimneys; a formal procedure for owner notification of any new or changed rules; and a finance book full of annual reports for all owners to see at years end.

Along those same lines, using the fiscal year of July to June that the IRS has accepted, and a found copy of a by-law amendment dated April 98 that calls for our annual meeting to be held between 60 and 120 days from the end of the fiscal year, the time frame for all our future annual meetings has been established.

Fran Huntley, the grounds committee chair, (formerly known as the landscaping committee), has been asked to hold a committee meeting and look into expanding their role according to a board directive. We hope they will accept, and I hope if anyone here has any interest in this important area that they will offer their help to Fran and her committee.

We have several sunroom roofs that need immediate replacement and plan to systematically replace them all. Many have been unsuccessfully patched and repaired – some several times. It's time to bite the bullet and put 25-year roofs on them too.

We have just about enough shingles for one more main roof replacement, so sometime this year we should buy enough materials for another two roofs. This is the only way to save a worthwhile amount of money because we don't deal with any middlemen and – while replacing these two roofs, our contractor keeps his labor costs the same.

And we will be replacing our by-law books after we have all the amendments recorded from this meeting. We plan on a three ring binder that will be easily added to and I plan on adding an index.

We have just signed a snowplowing contract for this next winter with our current landscaper, and have just signed a new contract with Waste Management for only a \$10/month increase instead of the \$30 increase they were going to charge.

You also need to know that the \$29,708.05 irrigation water notice that we received from the town this past Spring had been in no-man's land until a meeting with town officials this week.

First, a bit of history for new owners: Anrik, our irrigation company, after repairing our system last summer, drained it and reported that to the town. This policy left the town responsible for removing, or not, their own meters. The landscaping co had never contacted the town. So the present town officials saw the meters for the first time since the town initially installed and forgot about them, and they said our meters told them we owed this amount of money.

They had to admit they had no records and were asking us for help with any records we may have. After much searching, we found nothing to indicate they had ever billed us and Rob reported this to them.

As our legal counsel had advised us there is a three-year statute of limitations, at Monday's meeting we offered to set up a payment schedule for 1998 and 1999 using this year's costs as a guide. During 2000 the system was under repair. We now wait for their reply.

To close, I must take this opportunity to urge each of you to pitch in wherever and whenever you can to help.

When out walking around, pick up or report anything you see out of place. Remove any items from a grassed area as soon as you're through using them. This helps prevent killing the grass, and gets it out of the mower's way. Feel free to do a little weeding in front of your unit.

As a recent notice said, the police have asked us to immediately report any cars parked in an unusual spot...such as the top of the hill, or by the dumpsters...then an officer may be able to talk to them before they leave...but at least get the plate number.

Put your trash in sealed plastic bags and throw it to the back of the dumpster so as not to waste that space before it is covered up. Flatten cardboard boxes. Use the Peterborough recycling center as much as you can. You only need to get a free sticker for your car from the center in order to use it.

Read your Resident's Handbook and your By-law Book so you're more familiar with what should be happening. When asked by the board to complete a form and return it, do so quickly. So many times I feel like I'm pushing a rope because there are no responses.

Please read the bulletin board often and relay the messages if you know someone is temporarily unable to go to the mail.

And lastly - please don't hesitate to ask questions or bring a concern to the board. We cannot help with something if we don't know about it.

I believe strongly that if we stay an informed community (that's the job of the board) and have a responsive community (that's the job of all unit owners) then we will stay a friendly, happy, and strong association.

**Long Hill Estates at Peterborough, A Condominium
Annual Meeting - Part 2**

At the Annual Meeting held Wednesday, September 19, 2001 only 20 unit owners and/or proxies were there to vote on a number of amendments; a 2/3rds (24) vote of owners was required. The meeting was therefore recessed until the call of the chair to allow time to canvass absentees for additional votes. Below is a summary of the 26 total votes received for 9 of the 11 proposed amendments. Two were tabled for another meeting, eight passed and one was defeated.

<u>Declaration</u>	<u>For</u>	<u>Against</u>	<u>Abstain</u>
#1 Delete "slab" from definition of lower boundary	Tabled for further discussion		
# 2 Change Art. 3(d)(iii) to read "...does not own..."	26		
<u>By-laws</u>			
# 1 Delete "return receipt requested" (Art. II 6)	26		
#2 " " " " (Art. VI 4)	26		
#3 " " " " (Art. XI 1)	26		
#4 Delete "'audited" from Art. III 1 (h)	24		2
#5 Change "...10 days..." to "...30 days..." (Art. III 5)	25	1	
#6 Re preparation and approval of budget (Art. VI(b))	25	1	
#7 Re annual assessment for sunroom owners (Art. V 1)	Tabled for further discussion		
#8 Re response to requests for alterations (Art. V 6)	22	4	(Defeated)
#9 Allows Association to garnish assessments from renters (SB 105)	24	1	1

The chair and Board of Directors adjourned the Annual Meeting at the next meeting of the Board on October 8, 2001 at which the above vote was reported.

Respectfully submitted,



JoAnn Hall, Clerk

at Town Meeting next year. 100 % of the association must agree for the Town to take it over since it is now common property. Have also petitioned for a light on the PSNH pole at the entrance, but that depends on the Town's taking over the road. Need everybody's help at Town Meeting to have friends vote for it. If 100% of owners do not approve, perhaps could do it by easement, but that might not be successful. Maybe at the special meeting to discuss specifics of the sun room roofs, we could also discuss the 100 % vote.

D. Last Point of Unfinished Business: Marilyn has done a magnificent job as president!

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A. It was suggested that BOD consider putting lightening rods on all buildings. Several people warned that they're very, very complex and difficult to install properly—great care needed. There are qualified companies, but....No final decision.

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P.S. Linda added that she has been very impressed by how much Long Hill has accomplished and how lucky we are with our BOD. Prolonged applause.

Respectfully submitted,


JoAnn Hall, Clerk

VOTING PAGES SENT TO FOLLOWING
ON AUG. 15 FOR SEPT 19, 01 MTS.

Whalen Dunn
13 Long Hill Estates
Peterborough, NH 03458

Glen & Amy Myhaver
14 Long Hill Estates
Peterborough, NH 03458

C. Robertson Trowbridge
15 Long Hill Estates
Peterborough, NH 03458

NH Ball Bearings – (#17 LHE)
Attn: Carol Reid
Rt. 202 S.
Peterborough, NH 03458

Jonathan & Patrice Hampson
For (#18 LHE)
PO Bx 73
Peterborough, NH 03458

William Waters
19 Long Hill Estates
Peterborough, NH 03458

MaryLou Miley
20 Long Hill Estates
Peterborough, NH 03458

Thomas & Monica Forman
21 Long Hill Estates
Peterborough, NH 03458

Maureen Humphrey
22 Long Hill Estates
Peterborough, NH 03458

Richard White
23 Long Hill Estates
Peterborough, NH 03458

Lyn Campbell
24 Long Hill Estates
Peterborough, NH 03458

Helen Liscord
25 Long Hill Estates
Peterborough, NH 03458

Roger & Iline Sirois
26 Long Hill Estates
Peterborough, NH 03458

John & Lucille Spooner
27 Long Hill Estates
Peterborough, NH 03458

Ann Thayer
28 Long Hill Estates
Peterborough, NH 03458

George & Betty Austermann
29 Long Hill Estates
Peterborough, NH 03458

Fran Huntley
30 Long Hill Estates
Peterborough, NH 03458

Julie Clattenburg
31 Long Hill Estates
Peterborough, NH 03458

JoAnn Hall
32 Long Hill Estates
Peterborough, NH 03458

TILL – NH (# 33 LHE)
Attn: Liana Hoffman, Mng.
80 Pine St. #6
Peterborough, NH 03458

Alexis Muskie
(for Polly Eichen)
34 Long Hill Estates
Peterborough, NH 03458

Carolyn LaBossiere
35 Long Hill Estates
Peterborough, NH 03458

Berton & Annie George
36 Long Hill Estates
Peterborough, NH 03458

Bethann San Martino
1 Long Hill Estates
Peterborough, NH 03458

John & Bev Hoover – (#2 LHE)
2285 Seascape
Sea Brook Isl., SC 29455

Carl & Dorothy Doane
3 Long Hill Estates
Peterborough, NH 03458

Steven Vanni (#4 LHE)
15 Chester Turnpike
Auburn, NH 03032

Sandhya Kale
5 Long Hill Estates
Peterborough, NH 03458

Carol Reid – (#6 LHE)
47 Kendall Rd.
Keene, NH 03431

**Bette Greene – (Unit #9 LHE)
c/o Benthroip Rlty.
PO Bx 862
Brookline, MA 02146**

**Tom Webber for Evelyn Webber
(#7 LHE)
1509 Amesbury Ct.
Belair, MD 21014**

**Evelyn Morrison
8 Long Hill Estates
Peterborough, NH 03458**

**Bette Greene – (Unit #12 LHE)
c/o Benthroip Rlty
PO Box 862
Brookline, MA 02146**

**Jane Morrissey
10 Long Hill Estates
Peterborough, NH 03458**

**John & Midge Dolan
11 Long Hill Estates
Peterborough, NH 03458**

**Long Hill Estates at Peterborough, A Condominium
Annual Meeting**

PROXY STATEMENT

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 this
community, do hereby grant my/our proxy to:

Unit Owner _____
Name and unit #

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
Wednesday, September 19, 2001 at 7:00 p.m. 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 appears 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.**


	Amendment	For	Against	Abstain
Declaration	1	Tabled		
	2	20 ✓		
By-laws	1	20 ✓		
	2	20 ✓		
	3	20 ✓		
resd 5	4	19 ✓		1
resd 5	5	19 ✓	1	
resd 5	6	19 ✓	1	
	7	Tabled		
resd 7	8	✓ 17 (1 in pencil)	3	
resd 6	9	✓ 18 (1 in pencil)	1	1

Long Hill Estates at Peterborough, A Condominium
Peterborough, NH 03458
9/19/2001

Owner & Tenant List

<u>Unit #</u>	<u>Name(s)</u>	<u>Phone (h or w)</u>	<u>Y + #</u> <u>Attended Annual Mtg.</u>	<u># Name</u> <u>Proxy for:</u>
#1	Bethann San Martino	924-0232	_____	_____
#2	John & Bev Hoover (2285 Seascapes, Sea Brook Isl., SC 29455)	924-3519 843-768-9124	_____	_____
#3	Carl & Dorothy Doane	924-3411	✓ 1	_____
#4	Steven Vanni (15 Chester Turnpike Auburn, NH 03032) (T) Romolo & Eleanor Vanni	483-5365 924-0188	✓ 1 T_____	_____
#5	Sandhya Kale	924-0237	✓ 1	_____
#6	Carol Reid (47 Kendall Rd., Keene) (T) Hideki & ? Hata	h-352-7889 924-9569	_____	_____
#7	Eleanor Webber (son Tom) Tom Webber, 1509 Amesbury Ct. Belair, MD 2101	924-8741	_____	_____
#8	Evelyn Morrison	924-0857(unpub)	_____	_____
#9	Bette Greene c/o Benthroip Rlty, PO Bx 862, Brookline, MA 02445 (h-338 Clinton Rd.) (T) Wilbert & Jayne Hernandez	617-232-9855 532-7659 (Sandy James, mgr) 924-3474	_____	_____
#10	Jane Morrissey	924-3750(unpub)	_____	_____
#11	John & Midge (Gibbons) Dolan	924-5069	✓ 2	_____
#12	Bette Greene c/o Benthroip Rlty, PO Bx 862, Brookline, MA 02445 (T) ?	617-232-9855	_____	_____
#13	Whalen Dunn	924-8720	_____	_____
#14	Glen & Amy Myhaver	924-	_____	_____
#15	C Robertson Trowbridge	924-6166	✓ 1	_____
#16	Carl & Marilyn Britton	924-6898	✓ 2	_____

pg 2 of resident's check list

#17	NHBB (Carol Reid contact) Rt 202S, P'bro (T) ?	924-3311 ?	_____	_____
			T _____	
#18	Jonathan & Patrice Hampson PO Bx 73, P'bro (T)Ed & Ann Hampson PO Bx 188, P'bro	924-3624 924-3169	### <u>1</u> 	<u>#18</u>
#19	William Waters	924-4194	<u>✓ 1</u>	_____
#20	MaryLou Miley	924-3435	<u>✓ 1</u>	_____
#21	Tom & Monica Forman	924-3279	_____	_____
#22	Maureen Humphrey	924-6587	_____	_____
#23	Richard White	924-9310	<u>✓ 1</u>	_____
#24	Lyn Campbell	924-7030	_____	_____
#25	Helen Liscord	924-6868	<u>✓ 1</u>	_____
#26	Roger & Iline Sirois	924-1984	<u>✓ 2</u>	<u>#21</u>
#27	John & Lucille Spooner (3555 S. Atlantic Ave, Apt. 505 Daytona Beach, FL 32127-4677)	924-4399 904-761-4469	<u>✓ 2</u>	_____
#28	Ann Thayer	924-0978	<u>✓ 1</u>	_____
#29	George & Betty Austermann	924-5098	<u>✓ 1</u>	<u>#30</u>
#30	Fran Huntley	924-9978	_____	_____
#31	Julie Clattenburg	924-7411	<u>✓ 1</u>	_____
#32	JoAnn Hall	924-4234	<u>✓ 1</u>	_____
#33	TILL-NH, Liana Hoffman Mgr 80 Pine St #6, P'bro (T)Linda King - caregiver	924-4337 924-2373	_____ T _____	_____
#34	Alexis Muskie ?	924-6541	_____	_____
#35	Carolyn LaBossiere	924-2006(unpub)	_____	_____
#36	Berton & Annie George	924-2122	<u>✓ 2</u>	_____