

# **HIDDEN LAKE ASSOCIATION BOARD MEETING**

Tuesday, October 12, 2021 - 6:30 PM

Rossi Hall

## **MINUTES – APPROVED 11/9/21**

**Attendees:** Chris Vachon, President; Jacky Hastings, Treasurer; Mikki Falcone, Recreation Director; Donna Moxley, Road Director; Fred Pasler, Waterfront Director

**Unable to Attend:** Trevor Anderson, Vice President

**Guests:** Joe Traniello

**Meeting Started at 6:36pm**

### **1. Address needs and concerns of guests, if applicable.**

Bobbie Ewels – shared concerns via email about Poison Ivy starting to take hold around the community and was wondering if the association wanted to address this as a group to prevent it from getting established in the woods. Suggested sending out information to members about this and other invasive species.

Lexie Currie – shared concerns about construction equipment being left on the road overnight and construction equipment (and other equipment) being stored on undeveloped lots. Lives at the end of Red Coat Lane.

John Sullivan – shared concerns about common areas on roads being used for storage of materials and construction equipment. Lives at the end of Nichols.

### **2. Acceptance of board minutes from September.** Approved as revised.

### **3. Treasurer's Report**

- Financial
  - Checking \$138,802
  - Waterfront \$ 10,532
  - Playground \$ 2,807
  - Rainy Day \$ 14,949
  - Savings \$ 145
  - Capital Expense \$ 5,000
  - CD \$ 39,156
  - TOTAL \$211,391
- Dunning Letter/Lien Updates – in process, about half sent out
- Tax Updates – CV shared an update on these topics.

### **4. Committee Reports**

- Recreation Updates by Mikki
  - Pool Operation/Closing Update – Clearwater closed the pool and added the new cover on Saturday 10/9. While they were installing, they advised us on two issues to be resolved in the spring – railing for pool stairs and liner pulling in one area – Clearwater will be providing a quote for each. Still waiting on remaining solar panel to arrive – Mikki following up with the vendor.

- Pool Fencing Update – the board discussed options for updating this in the spring.
- Phone Number Transition – Mikki shared updates about our contracts with Fibercast and Consolidated. Donna to remove phone number from Facebook. Chris to check the website for it.
- Pool House Window Screen – winter project – CV + Mikki to measure on Saturday.
- Tennis Court Parking – the board discussed this topic.
- Wedding Rental Payment – Mikki to follow-up on this with Lisa on this.
- Waterfront Updates by Fred
  - Docks Out Planning – on track for Saturday.
  - Hidden Pond Spillway Update/Next Steps – Jonny from NH DES came out on 9/29 to assess the area with Fred, Chris, and Joe. Fred hasn't heard anything back yet but should be hearing more info in the next week. Mowing needs to be done on the dam from pole to pole on both sides.
  - Dam Flow Control – Fred and Chris to explore lowering Hidden Pond level.
- Road Updates by Donna
  - Tigola Culvert Updates – flow control device is in and working.
  - Scenic Culvert Update – this project is complete.
  - Culvert Monitoring/Maintenance Program Update – CV provided an update on pricing
  - Road Contract Update – grading contract is signed, plowing company is working on wrapping up the performance bond and then signing the contract for the upcoming season – Donna to stay in touch on this.
  - Grading – currently happening. Material is being added to Kings Highway and Beaver Brook.
- Violations Review – CV to follow-up with resident on this.
- Buildium Task Review – two tasks need updating.

## 5. New Business

- Camper Letter/ Nov. 1 Reminder – edit last sentence of first paragraph to clarify.
- McPadden Follow-up Letter/Request – meet halfway.
- Facebook/Website – Donna, Mikki, and Chris to discuss and follow-up

## 6. Unfinished Business

- Capital Expense Fund Creation – Chris updated the board that this has been created.
- Duff Property Follow-up – Chris working on reviewing this and will follow-up.
- Secretary Recruitment – posted on FB + website
- Boat Slip Transfers – Chris shared an update with the board
- Concrete forms + grates at dam – Per Mike Kelley, either Jimmy Newell or Bob Warner were interested – Chris to follow up with Jimmy first.
- Winter Board Meeting Location – Mikki to follow up with Davis Public Library
- Ops Manual/Calendar – Chris requested that all board members think about their roles and outline a calendar for the tasks/projects that are done throughout the year.
- Debit Card Process – Chris shared a draft with the board.

Next Board Meeting: Tuesday November 9 @ 6:30pm at TBD

Board Meeting Adjourned at: 8:40pm