

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION
Board of Trustees Meeting
October 28, 2008

Present: Karen Burkinshaw, Mike Carmody, Richard Lacasse, Norman Muller, and two unit owners.

Ms. Burkinshaw called the meeting to order at 6:40 p.m.

Meeting Minutes:

- A motion was made and seconded to accept the minutes of the September 30 meeting. Vote: Passed.
- A motion was made and seconded to accept the minutes of the October 14 closed meeting. Vote: Passed.

Comments from the floor: None

Grounds:

- We still have not heard from Bombard's insurance company.
- Chicopee Mason Supplies removed two trees from their property behind Building 5.
- The leaning tree adjacent to Building 7 has not been removed yet.
- We are still concerned about erosion behind Building 2. Mike will contact some site contractors for information and suggestions.
- The irrigation system has been shut down and blown out for the winter.
- The trees behind the fence behind Buildings 4 and 5 still have vines growing in them.
- The concrete work on the patio pads of Building 2 is complete.
- One of the contractors working on the property noted some building siding goes too low to the ground and this could be a problem. We will look into this.
- New large downspouts have been installed on the front right corner of Building 5 and at two spots on the back of Building 11.
- Bushes behind Building 11 have been trimmed.
- The high fence behind Buildings 6 and 7 will need to be replaced next year.

Buildings:

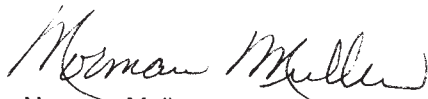
- Repointing of stone work on Buildings 1, 2, 8, and 10 is on hold till spring.
- All exterior front door lights have been replaced.
- Front railings on Buildings 2, 6, and 10 are on hold till spring.
- New exterior doors on Buildings 4 and 11 will need to be painted in spring.
- The rear exit door to the Meeting Room will need to be replaced in spring.
- The dehumidifier seems to be helping the moisture problem in the Meeting Room.
- Unit 65 still has water leaking in the basement during heavy rains.
- Units 2 and 62 were sold recently.
- We will schedule cleaning of gutters and downspouts after all leaves are down but before winter.
- Work in Unit 43 will be scheduled as soon as possible.

Other Business:

- We will contact Tom Stebbins to schedule gutter cleaning and to find out about his availability for other jobs.
- We will address the issue of answering service for our telephone at our December meeting.
- We have sent snowplowing bids to two companies so far.
- We started to look at the 2009 budget. Work will continue throughout November.

There being no further business, the meeting adjourned at 8:30 p.m. Our next open meeting will be held at the Chicopee Public Library on Front Street on Tuesday, November 25, at 6:30 p.m. All owners are invited to attend.

Respectfully submitted,



Norman Muller
Vice President

The cold weather is here:

1. Shut off outside faucets.
2. Clean/replace furnace filters.
3. Keep flammable materials away from your furnace.
4. Check smoke alarms and replace batteries if necessary.