

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION

Minutes of the Meeting

August 25, 2009

Present: Karen Burkinshaw, Lynn Donah, Steven Judd, Norman Muller, and two unit owners. Guests: Tom Smith and Chris Dygon.

Ms. Burkinshaw called the meeting to order at 6:30 p.m.

Comments from the floor:

- The owners of Unit 44 had questions about new sliders and also about old roof leaks.

Landscaping:

- The Board along with Tom Smith and Chris Dygon inspected the area behind Building 2 to discuss the erosion issue, and behind Buildings 4 and 5 to discuss the problem with wild bamboo plants.
- A motion was made to hire Evolution Earthscape to correct the erosion issue behind Building 2 at an approximate cost of \$3,700. Vote: Passed.
- Lynn will call Jonathan David regarding removal of dead bushes in front of Building 1.

Decks:

- A motion was made and seconded to affirm the motion passed at the August 12 closed meeting to have decks refurbished on Building 11 at a cost of \$16,000. Vote: Passed.

Grounds:

- The second round of bug/pest spraying was done on August 20.
- The Chicopee Water Department painted all the fire hydrants on the property.
- Chicopee Electric Light will mark the areas where posts should be placed in front of the electrical transformers on the property.

Buildings:

- We will get prices to start replacing current downspouts with larger ones.
- A motion was made and seconded to not repair or replace the doorbell/intercom systems on the townhouse units. Owners will be responsible for replacing their own doorbells as there are many inexpensive alternatives available. Vote: Passed.

Ongoing:

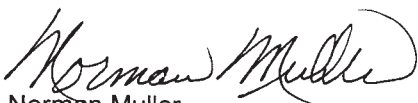
- Lynn persuaded the Chicopee Post Office to change our address designations from "Apt." to "Unit". This change will happen over the next few months.
- We need to think about the possibility of consolidating all of our trash dumpsters in one area.
- Our Clearview Heights web site is progressing.

Meeting Minutes:

- A motion was made and seconded to accept the minutes of the July 15 meeting. Vote: Passed.
- A motion was made and seconded to accept the minutes of the July 28 organizational meeting. Vote: Passed.
- A motion was made and seconded to accept the minutes of the August 12 meeting. Vote: Passed.

There being no further business, the meeting adjourned at 8:25 p.m. Our next open meeting will be on **Wednesday, September 30, at 6:30 p.m.** in the Meeting Room. All owners are invited to attend.

Respectfully submitted,



Norman Muller
Vice President

On occasion, owners who are looking to have work done in their unit have asked us for recommendations. For the last two years, we have hired Tom Stebbins to do a variety of work on the property. We think he does high-quality work at a reasonable price. He is also licensed and insured.

If you are looking for someone to do repairs or remodeling, you can reach Tom at **413-977-9384**.

PLEASE NOTE: Any dealings you have with Tom would be strictly between the two of you; the Condo Association would **not** be involved in any way.