

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION

Meeting Minutes

January 5, 2021

Present: Karen Burkinshaw, Richard Lacasse, and Norman Muller. Rosemary Thompson was remotely present. No other unit owners were present.

Ms. Burkinshaw called the meeting to order at 6:45 p.m.

Comments from the Floor: None.

Meeting Minutes:

- A motion was made and seconded to accept the minutes of the December 1 meeting. Vote: Passed.

Finances:

- As of today, we have \$30,305.51 in checking and \$144,774.61 in reserves for a grand total of \$175,080.12.
- As of today, we have \$4,315 in arrearages involving 3 owners.

Snow Removal:

- The December 17 snowstorm, which dropped 17 inches of snow on Chicopee, cost us \$4,387.50 to clean up.

Landscaping:

- We received a quote from Cotton Tree Service for tree work and we are waiting for a quote from Mass Tree. We hope to complete this tree project this winter.

Grounds/Property:

- Catch basin repairs were completed in December at a cost of \$1,800. The catch basin between Units 75 and 76 will be raised in the spring.
- Chicopee Electric continues to work on the power line update project. They have not yet scheduled our next power outage. We will send out updates as we receive information.
- Chicopee Electric has added a light to the new pole at our entrance.

Buildings:

- The Meeting Room fire extinguisher has been serviced.
- The Unit 5-8 front and rear door locks have been rekeyed.
- Several downspout extensions need to be reattached.
- Two units are currently for sale and appear to have buyers.

Unit Issues:

- Trustees discussed several unit issues.

Old Business:

- We previously requested that residents remove all personal property (plants, statues, etc.) from their front steps to make it easier for the snow crew to clear the steps. If you have not yet done so, please note that the Association will NOT be responsible for any damage to those items when snow crew clears your steps.

New Business:

- Future Meetings: January 19 and February 2.

There being no further business, the meeting adjourned at 8:00 p.m. Our next meeting will be on Tuesday, January 19, at 6:30 p.m. in the Meeting Room. All owners are invited to attend.

Respectfully submitted,


Norman Muller
Vice President

Reminders:

1. Winter is here. Keep your can of ice melt near your front door for those icy mornings. Refill your ice melt from the cooler at the mailbox area.
2. Residents need to read our snow clearing procedure and follow it so they can be ready to move at the correct time. People who make the crew wait until they move their vehicles add to the time (and cost) of this operation. Also, once your building is done, return your vehicles to your parking spots so others can use the extra spots while their buildings are being cleared.
3. Some people are still not breaking down boxes before placing them in the recycling dumpsters. During this time of Covid-19, no one wants to break down other people's boxes and additional dumpster pick-ups add to our expenses.