

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION
Open Meeting Minutes
March 13, 2018

Present: Karen Burkinshaw, Laurine Ferrarini, Richard Lacasse, Norman Muller, and four unit owners.

Ms. Burkinshaw called the meeting to order at 6:35 p.m.

Comments from the Floor:

Q.: Have you gotten more information about Building 5?

A.: Our structural engineer, Bill Shaheen, toured the building and spoke to all the owners the last two Saturdays. We are now waiting for him to submit a complete report of his findings.

Meeting Minutes:

- A motion was made and seconded to accept the minutes of the February 27 meeting. Vote: Passed.

Finances:

- As of today, we have \$31,947.72 in checking and \$170,182.00 in savings for a grand total of \$202,129.72.
- As of today, we have arrearages of \$1,300 involving 7 owners.
- Our tax preparer has all the necessary information and is working on our taxes.

Grill Committee:

- The next meeting is on March 19. We expect to receive a report of their recommendations in time for the March 27 open meeting.

Welcome/Social Committee:

- They are currently working on events for the coming months. More news will be forthcoming.

Snow Removal:

- As of March 11, we have spent \$12,395 of our \$16,000 budget. We have not yet been billed for today's snow removal.
- We have contacted our cement contractor and are waiting for a response regarding our new sidewalks, which are deteriorating in spots.

Landscaping:

- We are still waiting for completed bids from two contractors.
- A special meeting to discuss landscaping will be held on March 20 at 6:30 p.m. in the Meeting Room. We invite everyone who has an interest in flowers, landscaping, etc., to attend this very important meeting to share ideas for the upcoming planting season.

Grounds/Property:

- Someone continues to spread bird seed at the entrance to the property. This is attracting unwanted wildlife and it must stop.
- People are still littering our entrance with trash, coffee cups, etc. If you see this happening, please report it.

Buildings:

- We are waiting for a report on Building 5 from our structural engineer.

- We still have not heard from MassSave.
- We have ordered a new front entrance door and frame for Units 85-86.
- A motion was made and seconded to purchase new photocell front door lights for Building 4. Vote: Passed. If these lights work as expected, we will install them on Building 1 later this year.
- Meeting Room work continues. Floor tile repair, door handle installation, and floor cleaning still need to be done.

Unit Issues:

- One of the owners in Units 1-4 reported a problem with the front door handle. Holyoke Lock repaired the problem.
- Two units are expected to come up for sale in the near future.

New Business:

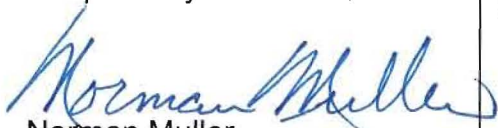
- We are still looking for a back-up repair person.
- Trustees discussed adding an additional bulletin board to the mailbox area so notices of interest to our community could be posted. We will get prices.

Future Open Meetings:

- Board Meetings: Tuesday, March 27 and Tuesday, April 10. Both meetings will be at 6:30 p.m. in the Meeting Room.
- Grill Committee meeting on Monday, March 19, at 6:30 p.m. in the Meeting Room.
- SPECIAL MEETING to discuss landscaping/plantings on Tuesday, March 20, at 6:30 p.m. in the Meeting Room. If you have any interest in plants, flowers, and landscaping on the property, please make every effort to attend.

There being no further business, the meeting adjourned at 7:45 p.m. All owners are invited to attend the above meetings.

Respectfully submitted,



Norman Muller
Vice President

Reminders:

1. Keep your sand/ice melt can handy for icy mornings.
2. Have you tested your smoke/carbon monoxide alarms lately? Are they still working? Alarms have a useful life of 7-10 years.
3. Speed limit is still 10 MPH. SLOW DOWN.
4. Break down boxes before placing them in the recycling dumpster.