

# CLEARVIEW HEIGHTS CONDO ASSOCIATION

## Meeting Minutes

March 4, 2025

Present: Norman Muller, Brandan Ledoux, Rosemary Thompson, Don Dominique, Carolyn Sowa and 2 unit owners representing 2 units.

Mr. Muller called the meeting to order at 6:30 p.m.

### Meeting Minutes:

- A motion was made and seconded to accept the minutes of the February 11, 2025 meeting. Vote: Passed.

### Comments from the floor:

- None

### Finances:

- Checking: \$19,029.75    Reserves: \$256,247.74    Total: \$275,277.49
- Arrearages: too soon to report
- Assessment collection update: too soon to update for this month

### Snow Removal Update:

- Snow removal cost to date is \$14,675 (January was \$4,075 and February was \$10,600) Our budget balance for the remainder of 2025 is \$3,325. Keep in mind our total budget for 2025 (which is from January through December) is \$18,000.

### Buildings:

- Need a quote to repair the siding damage on the north side of Building #4.
- Siding issues on Buildings 1, 3, and 5 need to be addressed this spring.
- A motion was made and seconded to accept the quote from Custom Railing for \$14,775 to replace the steps and railings at units 43 & 44 and units 25 & 26.  
Vote: Passed. We have requested a quote for straightening the steps of units 15 & 16.

### Landscaping:

- We will be meeting with some landscaping companies to compare pricing for the upcoming season.

### Grounds and Property:

- The signed Crossroads Commitment Surveys were delivered to Crossroads. This is the first step to getting us on the schedule for installation. We have 34 owners who have signed up! THANK YOU!
- We received several quotes from pest control companies and will review once we receive pricing from our current pest control company.

**Old Business:**

- None

**New Business:**

- Potential project wish list for 2025.

There being no further business, the meeting was adjourned at 7:47 pm.  
Our next meeting will be March 18th at 6:30 in the meeting room. All unit owners are encouraged to attend.

Respectfully Submitted by

*Carolyn Sowa*

Carolyn Sowa  
Trustee At Large

**REMINDERS:**

Just a friendly reminder....The deadline for the assessment is quickly approaching. Any unit owner that has not paid in full by April 10th at 6:00pm will be sent to collections. Thank you to everyone for your support and cooperation.