

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION
Meeting Minutes
June 25, 2019

Present: Karen Burkinshaw, Richard Lacasse, Norman Muller, Rosemary Thompson, and 2 unit owners.

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

Comments from the Floor:

Q.: Leaves on the tree in front of my unit are falling. The tree appears to be dead.

A.: We still need to have an arborist look at all the trees on the property.

Meeting Minutes:

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

Finances:

- As of today, we have \$15,232.73 in checking and \$204,463.75 in reserves for a grand total of \$219,696.48.
- As of today, we have arrearages of \$1,958 involving 6 owners.
- We received a water bill of \$13,613 covering the period February 7 to May 21, 2019. As the irrigation system had not yet been turned on, there was no water bill for irrigation.
- Our financial audit should be completed by July.

Landscaping:

- We need to have an arborist look at all trees on the property. Some are diseased and will need to be removed.
- The landscapers are almost done with all their projects. New arbor vitae have been planted at the end of Buildings 3, 7, and 9.
- Thanks to Laurine Ferrarini for planting flowers at the mailbox area.
- Grub control will be applied soon. A fungicide was applied to all grass areas this week due to red string disease.
- Plant pruning and gutter cleaning will be done soon.
- Reminder: **DO NOT PLANT OR PUT ANY DECORATIONS IN THE PLANT BEDS UNTIL FURTHER NOTICE. NOBODY SHOULD BE WORKING IN THE BEDS UNTIL FURTHER NOTICE.**

Grounds/Property:

- All catch basins need to be inspected for structural integrity.
- The dumpster changeover to the new company has been delayed. We will delay any work on the main dumpster area until this changeover is complete.
- We are still looking into ways to repair sidewalk damage.
- The second round of pest control is due to be applied this week.
- We hired Fairview Fence to repair some minor damage to our perimeter fence at a cost of \$240.
- We expect the dead knotweed on the other side of the fence to be cut down soon.
- Exterior faucet replacement is temporarily on hold pending available funds.
- We are planning to have a sample of new deck skirting installed for everyone to see.
- Our sand/ice melt barrel has been cleaned and stored for the summer. Thank you, Carolyn Sowa, for cleaning the barrel.

Buildings:

- We have three quotes for a new roof for Building 1. We are waiting for two more quotes before we make a decision.
- The Building 4 front hallway replacement windows are due to be installed on June 27.
- We have ordered new front entrance sensor lights for Building 1.
- We have gotten two quotes for a railing for the front of Building 10. We are waiting for a third quote.

Unit Issues:

- People in Building 9 reported an ant problem. Braman took care of this.
- Sod has replaced dead grass in areas in front of several units.
- Residents continue to throw boxes in the recycling dumpster without flattening them first.

Old Business:


- Trustees are still working on updating our Rules and Regulations.

New Business:

- Future meetings: July 9 and July 30 (Annual Meeting).
- The spring Newsletter and 2019 Profile forms were recently distributed. The Profile must be returned to us before August 10.
- On July 16 we will distribute the Annual Meeting packet (reminder, Absentee Ballot/Proxy, and 2018 Annual Meeting Minutes).

There being no further business, the meeting adjourned at 8:30 p.m. Our next meeting will be on Tuesday, July 9, at 6:30 p.m. in the Meeting Room. All owners are invited to attend.

Respectfully submitted,


Norman Muller
Vice President

REMINDERS:

1. If you want to run for the Board of Trustees for the 2019-2022 term, please contact the Trustees.
2. Speed limit on the property is still 10 MPH. SLOW DOWN!!!
3. Flatten boxes before placing them in the recycling dumpster.
4. **DO NOT PLANT OR PUT ANY DECORATIONS IN THE PLANT BEDS UNTIL FURTHER NOTICE. NOBODY SHOULD BE WORKING IN THE BEDS UNTIL FURTHER NOTICE.**