

# **CLEARVIEW HEIGHTS CONDO ASSOCIATION**

## **Meeting Minutes**

**August 26, 2025**

Present: Brandan Ledoux, Rosemary Thompson, Don Dominique, Brian Gauthier, Carolyn Sowa and 5 unit owners representing 5 units.

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

### **Meeting Minutes:**

- A motion was made and seconded to accept the minutes of the August 13, 2025 meeting. Vote: Passed.

### **Comments from the floor:**

- A unit owner commented that there is moss on the front of her building.

### **Finances:**

- Checking: \$50,859.72     Reserves: \$295,990.29     Total: \$346,850.01
- Arrearages: None

### **Buildings:**

- The last of the materials needed for siding on building #3 is scheduled to ship on or about September 17. If all goes as planned, the siding work should be scheduled for the beginning of October.
- The steps and railings are ready for units 15 & 16 and unit 41. We are in the process of coordinating the timing for installation. As soon as there is a definite plan, we will notify the appropriate unit owners.
- A motion was made and seconded to accept the estimated pricing from C & C Home Remodeling to replace the meeting room front door for a cost of \$1,600. Vote: Passed

### **Landscaping:**

- A motion was made and seconded to accept the estimated pricing from Legacy Property LLC to purchase, deliver and install 2 Paperbark Maple trees for a total cost of \$1,600. Vote: Passed
- Pricing was requested for a Norway Spruce tree.

### **Grounds and Property:**

- Hastie Fence made the needed repairs to the stockade fence surrounding the perimeter of the property.

### **Old Business:**

- We had one interview for a handyman. All other contacts/interviews did not materialize. So, we will be giving a few small jobs to that company to ensure their quality of work is acceptable.

**New Business:**

- Potential projects for fall.

There being no further business, the meeting was adjourned at 7:09 pm.

Our next meetings will be Tuesday September 9th and 23rd at 6:30. All unit owners are encouraged to attend.

Respectfully Submitted by

*Carolyn Sowa*

Carolyn Sowa  
Treasurer/Clerk

**REMINDERS:**

Please do not feed the wildlife. Human food is not healthy for wild animals. They do not need food from humans to survive. Wild animals have specialized diets. If human food is provided they can become malnourished or die if they eat the wrong kind of foods. Enjoy viewing wildlife at a distance. Stay safe. Respect their space and remember they are wild animals that should stay wild.