

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION

Meeting Minutes
September 13, 2022

Present: Trustees, Richard Lacasse, Norman Muller, Carolyn Sowa, Rosemary Thompson; Assistants Marion (Mimi) Allen and Brandan Ledoux; and 4 unit owners in attendance, representing 4 units.

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

Comments from the Floor:

- ★ A unit owner asked about getting into their attic. That owner's building has a ceiling hatch. Not recommended for storage or walking in.
- ★ A question was asked about the sign, trustees explained that it is on hold for this fiscal year.
- ★ Unit owners complimented the grass at the end near the sign. It is coming in so nice! Thanks to Don and his conscientious watering.

Meeting Minutes:

- ★ A motion was made and seconded to accept the minutes of the August 30, 2022 meeting.
Vote: Passed.

Finances:

- ★ As of today, we have \$36,812.14 in checking and \$120,433.70 in reserves for a grand total of \$157,245.84
- ★ Arrearages of \$499.00
- ★ Audit still in process.

Snow Removal:

- ★ Ice melt spreader still out being serviced

Landscaping:

- ★ Received a quote on 5 different types of trees. \$200 - \$500 each depending on size.
 - Flowering Plum Tree
 - Sargent Cherry
 - Thundercloud Cherry/Plum
 - Royal Pear
 - Brandywine Maple

Grounds/Property:

- ★ Buildings 8,9,10 waste pipes were cleaned. They did note that there are tree roots in the waste pipes of buildings 8 and 10. We should look into this issue again in the spring.
- ★ Fire hydrant issue - we got quotes from E.J. Prescott, The cost being \$1285.00 with any needed repairs at an additional charge. The board decided to move ahead with this ASAP as it is a safety issue. They are coming on September 19th. Please do not use water while they are here and for a few hours after. You can flush toilets. During and for

a few hours after your water will be discolored, the main concern is to NOT run your hot water as you don't want to get the particulate in your water heaters.

Buildings:

- ★ We had people come in and quote for the common hallway cleanings. We are going to continue looking for quotes at this time.
- ★ We were able to have someone come in and quote for the painting of the front doors of Building 1. It was quoted at \$2200.
- ★ A quote was given for 20 cellar windows to be cleaned, caulked and painted. \$4600
- ★ Hallway painting in common hallways is going to have to wait until next fiscal year.

Old Business:

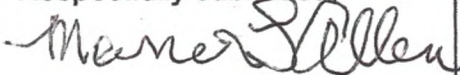
- ★ Search for a handy person in on going.

New Business:

- ★ Trustees need to schedule a welcome meeting for the new owners of units 3, 6, and 11.
- ★ Question: Anyone noticing pole lights staying on later than usual?

There being no further business, the meeting adjourned at 8:05 p.m. Our next meeting will be on Tuesday, September 27, at 6:30 p.m. in the Meeting Room. All owners are invited to attend.

Respectfully submitted,



Marion Allen
Assistant Clerk

REMINDERS:

Is it time to change the batteries in your smoke detectors?

Please don't feed birds or any critters....feeding the small ones bring the bigger ones...recently seen in the neighborhood (bear, bobcat, fox)

Be safe, stay under 10 MPH!