

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION

Meeting Minutes
September 27, 2022

Present: Trustees Richard Lacasse, Norman Muller, Carolyn Sowa, Rosemary Thompson; Assistants Marion (Mimi) Allen and Brandan Ledoux; and 2 unit owners in attendance, representing 2 units.

Mr. Muller called the meeting to order at 6:31 p.m.

Comments from the Floor:

Welcome to Jahleel Gabriel (Chantel Duda) Unit 6. They are new unit owners and this was the first meeting for Jahleel. Welcome to Clearview Heights! We will officially welcome you at an upcoming welcome meeting for new owners.

Meeting Minutes:

- ★ A motion was made and seconded to accept the minutes of the September 13, 2022 meeting.
Vote: Passed.

Finances:

- ★ As of today, we have \$35,239.39 in checking and \$120,433.70 in reserves for a grand total of \$155,673.09
- ★ Our audit is still in process. Marta requested and received additional information that was needed.

Snow Removal:

- ★ Our ice spreader is still out for service.

Landscaping:

- ★ One of the unit owners read us descriptions of the different trees we discussed at the last meeting. The trustees will talk with Jonathan and get down to the details of what would be best of those we like. Norman will call.
- ★ We will start cutting back on the amount of watering time with our irrigation system. Autumn has arrived!

Grounds/Property:

- ★ Deck repairs are in process.
- ★ Hydrants were flushed, the final bill was as quoted. The fire dept has contacted us and now would like us to share our report with them when received. They also state that they might want this done yearly. Trustees will continue to look into this.
- ★ Crossroads Fiber returned our call confirming that we need to fill out a form stating interest. They sent the form, we filled it out today, and will be mailed out tomorrow.

Buildings:

- ★ Common hallway cleaning: We are still accepting quotes. We have one quote that is within our means at this time.

- ★ Units 1 - 4 doorbells: Norman and Carolyn will reach out and attempt to go into unit 3 basement to check the electrical box for the doorbell system. Depending on what they find they will reach out to Holyoke Lock.
- ★ Cellar windows caulking and painting: Rosemary to text the person who quoted the cellar windows. We haven't heard from him recently.
- ★ Common Hallway Painting: Holding off until spring to get a quote for the painting of common hallways.

Old Business:

- ★ We have a new suggestion for someone to reach out to as a replacement/backup handy-person

New Business:

- ★ Welcome meeting to be held mid October. The new units are 3, 6, and 11.

There being no further business, the meeting adjourned at 8:30 p.m. Our next meeting will be on Tuesday, October 11, 2022 at 6:30 p.m. in the Meeting Room. All owners are always invited to attend.

Respectfully submitted,

Marion Allen

Marion Allen
Assistant Clerk

REMINDERS:

The speed limit is 10 mph. Take your time, Smile at your neighbors as you go by. :)

Think about turning off the outside faucets.

Time to clean and cover your a/c units :)