

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION

Meeting Minutes

July 25, 2023

Present: Trustees Don Dominique, Brandan Ledoux, Norman Muller, Carolyn Sowa, Rosemary Thompson; and Assistant Clerk, Marion Allen.

Mr. Muller called the meeting to order at 6:45 p.m.

Comments from the Floor:

- ★ None

Meeting Minutes:

- ★ A motion was made and seconded to accept the minutes of the July 11th, 2023, meeting.
Vote: Passed.

Board of Trustees:

- ★ After some discussion, the composition of the Board will be as follows:

President/Clerk:	Norman Muller
Vice President:	Rosemary Thompson
Treasurer:	Brandan Ledoux
Member at Large:	Don Dominique
Member at Large:	Carolyn Sowa

Finances:

- ★ As of today, we have \$37,682.98 in Checking and \$196,817.86 in Reserves for a grand total of \$234,500.84.
- ★ Arrearages: \$502 involving 2 owners.
- ★ The accounting audit is still being conducted.

Grounds/Property:

- ★ Awaiting invitation for the Chicopee Safety Committee meeting concerning fire hydrants.
- ★ Crossroads – We have yet to hear back.

Buildings:

- ★ A motion was made and seconded to accept the quotes for repainting and new carpeting in Buildings 1 and 4. Vote: Passed.
- ★ Awaiting the inspections of the waste lines for Building 8, 9, and 10.
- ★ The replacement of Building 5 shutters will begin by the end of July.
- ★ A motion was made and seconded to accept the Mr. Sealgood quote for asphalt crack patching. Vote: Passed. This will be completed in early Autumn.
- ★ Building inspection with Tom will be completed in the next week.

Old Business:

- ★ Profiles are coming in – Due date is August 10th.

New Business:

- ★ Future Meetings: August 8 and August 22.
- ★ Discussion: Assistant trustees after one year- To be determined.

There being no further business, the meeting adjourned at 7:45 p.m. Our next meeting will be on Tuesday, August 8, at **7:00 p.m.** in the Meeting Room. All owners are always encouraged to attend.

Respectfully submitted,

Brandan Ledoux

Brandan Ledoux, Treasurer

REMINDERS:

1. Speed limit on the property is only 10 MPH. For your safety and the safety of others, please check your speedometer and keep it low.
2. Please help keep the property clean by throwing all trash, litter, and cigarettes in the dumpsters.