

The meeting was called to order at 7:30PM. Officers/Directors in attendance were President Jerry Iacuzio, Treasurer Jeff Katz, Secretary Mariano Santangelo and Directors Bob Mullaney and Gary Torrisi.

Treasurer's Report (J. Katz) – A thorough Treasurer's report was provided.

Leans

1. The current liens are: Wright Rd (5, 26, 27, 28, 34, 36) Donovan Dr (2, 14, 17)
2. Vacated leans: 29 Wright Rd, 9 Wright Road and 16 Donovan Drive
3. New liens filed: None

Small Claims

1. New files: none
2. In progress: Kiver has now a direct withdrawal for \$165. We credit interest for 2017 provided no payments are missed.
3. Glidden: court hearing scheduled for June 14 was a no show due to Reserve Duty. Lawyer to set up a new date.
4. Findings: None

Top 5 offenders: owe an approximate amount of \$6,708.00.

Reminder letters and current action: Letters sent to Lafosse, McCabe, Obimba.

13 individuals out of 65 did not make a payment this month.

The Treasurer's report was approved as submitted.

Real Estate Actions

1. Listings: 3 Donovan Dr. Sold: 4 Wright Rd (closed Aug 2) Refinance: None Foreclosures: None

Old Business

1. Sign for Donovan and Wright Rd & Rachel Ct on order. Waiting to be delivered.
2. Repair of manholes in Donovan Drive. Called R&D Paving in Franklin NH recommended by Northpoint.
3. We need to remind some of the homeowners about maintenance, curb appeal and overall cleanliness of their yards. Jeff will walk around with someone else to come up with the list of homes.
4. 1 Donovan asked that dead trees to be taken down on Common Land. There are 3 trees that are on common land and one is on limited common land. The one on limited common land need to be paid by owner. The association will take down the other 2.
5. Complains about Kyle's dogs. Letter sent on January 11. No response to date. Closed.
6. We will be converting from Quicken to Quickbooks after tax season. We keep doing both for another month to check accuracy.
7. Complaint about Williams dogs - Lawyer sent a letter. No response.
8. Request by Kim Kyle to repaint porch and replace garage door. Will approve once they get up to date. Closed.
9. Request by Susan Kiver for her boat.
10. Noise complaint on 22 Wright Road - Sent a letter to them about 10pm quiet hours. Closed.
11. Still 1 street light out. On Wright Road pole L4 and Pole on Adams Pond and Wright.
12. In the process of converting our auto pay from World Pay to Authorize.Net. Will reduce our fees by 75%
13. Need Kent Septic to update their field servicing schedule.
14. Final report on BBQ and Yard sale. Only 1 household had a yard sale. 5 residents showed up to the BBQ. It was a very hot day. Proposed to move it next year to September, same day as Annual meeting.

New business

1. Called Northpoint about sinkhole in the left side of the Wright Road culvert.
2. Trees that needed to be taken down scheduled for August 6.
3. Annual Meeting set up for Sunday September 29 at 4:30pm in 1 Rachel Ct. Need to consider increase to pay for road work.

Next meeting is scheduled for Sunday Sep 8 2019 at 7:30PM. Respectfully submitted by M.Santangelo, Secretary.