

The meeting was called to order at 7:28PM. Officers/Directors in attendance were Vice President Rose Crepeau, 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 2 offenders: owe an approximate amount of \$5,523.00.

Reminder letters and current action: none

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: 4 Wright Rd and 5 Donovan Sold: 9 & 29 Wright 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.
6. We will be converting from Quicken to Quickbooks after tax season. Starting on June 1.
7. Complaint about Williams dogs - Lawyer sent a letter. No response.
8. Put out String/ Summer newsletter. Posted
9. Called Northpoint about the salt damage to the shrubs at both entrances to the association. They claim its Winter kill not their fault. Trophy will provide an estimate. - Closed
10. Request by Susan Kiver for her boat.
11. Noise complaint on 22 Wright Road - Sent a letter to them about 10pm quiet hours. Include reminder in newsletter and website.
12. Continued issue with insurance binders. Rose will call to get a responsible contact.
13. Beavers moved paid trapper. Closed.

New business

1. Request by Kim Kyle to repaint porch and replace garage door. Will approve once they get up to date.
2. Still 1 street light out. On Wright Road pole L4 and Pole on Adams Pond and Wright.
3. In the process of converting our auto pay from World Pay to Authorize.Net. Will reduce our fees by 75%
4. 5 Donovan Drive requested POD for two weeks since apparently they are moving. Closed.
5. Complain about trash pick up being to early.
6. Need Kent Septic to update their field servicing schedule.

Next meeting is scheduled for Sunday Aug 4 2019 at 7:30PM. Respectfully submitted by M.Santangelo, Secretary.