

The meeting was called to order at 5:00PM. Officers/Directors in attendance were President Jerry Iacuzio, Vice President Rose Crepeau, Treasurer Jeff Katz, Secretary Mariano Santangelo and Board Members Robert Mullaney and Shawn Goldthwaite Also present 7 residents from 6 households.

**Meeting Minutes** – The minutes were read and approved.

**Treasurer's Report (J. Katz)** – A thorough Treasurer's report was provided, with the following specifics:

1. The 2016 Budget was presented and discussed.
2. Current Financial Status was analyzed.
3. **Actions:**
  - a. **Leans:** current liens are: on Wright Rd (5, 17, 27, 28, 29,34), on Donovan Dr (2, 14, 16, 17) and on Judith Ln (10)
  - b. **Small Claims Status:** 3 in line to begin processing
4. **Current Issues**
  - a. Need board permission for outside projects (ie take down trees, paint your house a different color, put up a fence, etc) Repair of Property.
  - b. Automatic deposit and credit card payment for condo fees with Citizens Bank
  - c. Dogs and cats
  - d. Snow plowing
  - e. Parking on streets
  - f. Septic
  - g. Waste Service
  - h. Elections - 4 term up this year and 1 vacant slot.
  - i. Continue to win all small claim court cases.
  - j. We are currently at 15.6% delinquency rate on condo fees which is not good because loans and refis to be disapproved if we are above 15%
  - k. Web site - Use it!
  - l. Accomplishments - cleared the sides on Wright Road, beaver trapping, street repair, painted speed bumps, replaced street signs, 3rd annual garage sale and BBQ.
  - m. Condo fees - no increase this year.

#### **Other business**

- a. Discussed status of the sign on Wright Road entrance.
- b. Questions on plowing and plowing contract status.
- c. Concerns on strange activities on corner of Wright Road and Olsen. Out of state cars, residents will notice Derry PD.

**The next meeting is scheduled for Nov 8, 2015 at 7:30PM. Respectfully submitted by Mariano Santangelo, Secretary.**