

The meeting was called to order at 7:31PM. Officers/Directors in attendance were President Jerry Iacuzio, Treasurer Jeff Katz, Vice President Rose Crepeau, Secretary Mariano Santangelo and Board Members Steve Coppolo, Bob Mullaney and Shawn Goldthwaite.

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

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

**A. Current Financials**

1. Jeff reported that the bank account was up to \$31,217 and \$0.00 in undeposited condo fees.
2. **8** homeowners are now more than three months behind.
3. **3** homeowners are now more than six months behind.

**B. Liens**

1. The current liens are: on Wright Rd (5, 17, 27, 28, 29, 34), on Donovan Dr (2, 14, 15, 16, 17) and on Judith Ln. (10)
2. Vacated liens: 19 Donovan, house sold to McCabe/Descoteau. 1 Donovan taken over by the bank which has paid 3 months into the future on fees.
3. New liens filed: None

**D. Foreclosure Sales:** 1 Donovan Drive on November 2013. Now vacant taken over by the bank.

**E. Small Claims court status:** 15 Donovan Dr has signed (July 2) a payment schedule: \$215.00 per month; 2 Donovan Drive has signed (July 25) a payment schedule agreement: \$190.00 per month. No payments have been received this month.

**F. Top 6 offenders:** owe an approximate amount of \$4,170.

**G. Reminder letters:** None.

The Treasurer's report was approved as submitted.

**Old Business**

- a. Annual meeting was held and we had the worst turn out in the association history. NO major issues voiced at the meeting.
- b. We have had two plowings and there are still basketball hoops that have not been moved back. We will remind the owners and fine if not moved by next storm.
- c. Elections – ballot went out with December statement. Ballots due back not later than December 31<sup>st</sup>.

**New business**

- a. Issue reported about big septic field next to 21 Wright Road. Called Kent to check issue.
- b. Jeff reported he switched to secure checks that can't be copied (fraud proof).

**The next meeting is scheduled for January 12, 2014 at 7:30PM. Respectfully submitted by Mariano Santangelo, Secretary.**