

The meeting was called to order at 7:40PM. Officers/Directors in attendance were Treasurer Jeff Katz, Secretary Mariano Santangelo and directors Rose Crepeau and Steve Coppolo.

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 \$28,303 and \$0 in undeposited condo fees.
2. **12** homeowners are now more than three months behind.
3. **6** homeowners are now more than six months behind.

B. Leans

1. The current liens are: on Wright Rd (17, 27, 34), on Donovan Dr (1, 14, 15, 16, 17, 19) and on Judith Ln. (10)
2. Vacated leans: None.
3. New liens filed: 5 Wright Rd and 16 and 17 Donovan Dr.

D. Foreclosure Sales: None.

E. Small Claims court status: Fox in progress, new files: 16, 17 Donovan Dr and 27 Wright Rd., Re filed: 1 Donovan Dr.

F. Top 6 offenders: owe an approximate amount of \$9,660.

G. Reminder letters: None.

The Treasurer's report was approved as submitted.

Old Business

- a. Snow plowing paid for January and February.
- b. Beaver Status: called 2 trappers, one said no until Spring, the other has not returned the call.
- c. Transition to new bookkeeping firm. Completed, they will also take care of taxes.
- d. FHA certification status: Status has not changed.
- e. Recovery of Data: taking the drive to Vantage Data Recovery in Merrimack, estimate \$200 to \$300.

New business

- a. Election of 2013 Board of Directors Officers was approved and left as is.
- b. Discussed the alternate electric company, decided to wait a few more months until comparing data becomes available.

The next meeting is scheduled for March 3, 2013 at 7:30PM. Respectfully submitted by Mariano Santangelo, Secretary.