

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

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

Leans

1. The current liens are: on Wright Rd (5, 9, 10, 17, 19, 27, 28, 34), on Donovan Dr (1, 2, 8, 14, 16, 17) and on Judith Ln (10)
2. Vacated leans: 29 Wright Rd. for closing.
3. New liens filed: None

Small Claims

1. New files: no new claims in April or May.
2. In progress: Kiver - 17 Donovan Dr. – New Small Claims on balance including attorney fees awarded Bliss Farm. Kiver has now a direct withdrawal for \$115 started April 11.
3. Findings:
 - a. Got a judgement on Hardy for \$980.93.
 - b. Got a judgement on Johnston for \$949.18. Motion on periodic payments June 14
 - c. St. Jean case is closed as account has been paid in full.

Top 6 offenders: owe an approximate amount of \$9,820.00.

Reminder letters: No letters sent this month.

15 members out of 65 did not make a payment this month. That is 23% of the residents/ home owners.

The Treasurer's report was approved as submitted.

Real Estate Actions

1. Listings: 29 Wright Road closing. 21 Wright Road has an offer pending - 19 Wright Road.
2. Sold: 4 Judith Lane.
3. Refinance: None.
4. Foreclosures: None.

Old Business

1. ByLaws and Declaration discuss - Have reviewed proposed changes still need PMM to incorporate. PMM is redoing our issue with the Parking wording.
2. Tree removal on 25 Wright. Letter sent by our lawyer. 27 May a cease and desist notice and notice of Timber Trespass was sent to Mr. Grigorjev. Case closed as the homeowner has planted new flowering trees in place.
3. Put up new posts for no parking and stop sign. NorthPoint will do it in the next couple of weeks..
4. Rogers complaint about mattress and campers - Mattress has been removed (Stateline picked it up) and still awaiting request for camper. Benedict fined with \$25 in March and April.
5. Pedro and Kara Guedes 27 Wright Rd have a new boat which they didn't get permission for.
6. Damage to Olsen Rd entrance sign, Police has been contacted and Gary painted the sign. Still need to repair
7. Request from Marston about the former request for removal of some trees in front and on the side of their house is still good. Also request to see if association will take down a large pine tree between 5 and 7 Wright Road. Jerry looked at the trees and some are off the association property but the pine is on. Trees have been taken down. Closed.
8. Need a Spring newsletter to go out in May statement. Jeff will ask Gary to write it. Recommend we make a Summer newsletter and send with the July statement.
9. Approved North Point estimate for loaming and seeding 10 Donovan septic damage and 13/15 Wright septic field. Should be done second week of June.
10. Implemented new electronic deposit system for Citizens bank, It is working well.
11. Letter sent to Benedict and St. Jean as directed at last Board meeting. Closed.

New business

1. Need advertising for neighborhood yard sale on July 22. BBQ will be following yard sale.
2. All tree work has been completed to include 5-7 Wright Road, 24-26 Wright Road and 2 Judith.

Next meeting is scheduled for July 9, 2017 at 7:30PM. Respectfully submitted by M.Santangelo, Secretary.