

The meeting was called to order at 7:31PM. Officers/Directors in attendance were President Jerry Iacuzio, Vice President Rose Crepeau, Treasurer Jeff Katz, Secretary Mariano Santangelo and directors Bob Mullaney, Shawn Goldthwaite 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 \$40,316.92 and \$0 in undeposited condo fees.
2. **9** 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, 34), on Donovan Dr (1, 14, 15, 16, 17, 19) and on Judith Ln. (10)
2. Vacated liens: None.
3. New liens filed: None.

D. Foreclosure Sales: None.

E. Small Claims court status: in progress: 16, 17 Donovan Dr and 27 Wright Rd., 27 Wright has agreed to a payment schedule.

F. Top 6 offenders: owe an approximate amount of \$4,200.

G. Reminder letters: Will be sending a letter to 28 Wright Rd and 15 Donovan Dr. this month.

The Treasurer's report was approved as submitted.

Old Business

- a. Beaver Status: last female beaver trapped.
- b. FHA certification status: Status has not changed.
- c. Recovery of Data: Mariano too the drive to Manchester and was able to recover all data for only \$75.00
- d. The company is cutting trees and brush back a couple of feet. Showing good progress.
- e. Getting bids on road repairs. – Pittore Bros will be contacted and start the work.

New business

- a. Discussed complain by resident (32 Wright Road) about not getting statement on time and late fees not being accurate.
- b. Approved 22 Wright Road request to remove fence and but putting first a lockable pool gate.

The next meeting is scheduled for June 2, 2013 at 7:30PM. Respectfully submitted by Mariano Santangelo, Secretary.