

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, 29,34), on Donovan Dr (1, 2, 8, 14, 16, 17) and on Judith Ln (10)
2. Vacated leans: None
3. New liens filed: None

Small Claims

1. New files: no new claims in April.
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. Got a judgement on St. Jean for \$946.62.

Top 6 offenders: owe an approximate amount of \$9,980.00.

Reminder letters: No letters sent this month.

20 members out of 65 did not make a payment this month. That is 30% of the residents/ home owners.

The Treasurer's report was approved as submitted.

Real Estate Actions

1. Listings: 22, 29 Wright Road, both have offers pending - 4 Judith Lane.
2. Sold: None
3. Refinance: 18 Wright Road, 7 Judith Lane.
4. Foreclosures: 19 Wright Road.

Old Business

1. ByLaws and Declaration discuss - Have reviewed proposed changes still need PMM to incorporate.
2. 31 Wright cutting down trees on common and limited common land. We will not pursue any further considering the improvements to the property - Closed.
3. 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.
4. Put up new posts for no parking and stop sign. NorthPoint will do it in the next couple of weeks..
5. Letter sent to Donahue - 22 Wright Road about moving the unregistered cars. One of the cars was removed. Fined \$25 in March. Other car is registered - Closed.
6. 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.
7. Received foreclosure notice from Harmon Law Office of the foreclosure of 19 Wright Road. Date public auction is 24 March 2017 at 11:00am.
8. Pedro and Kara Guedes 27 Wright Rd have a new boat which they didn't get permission for.
9. St Jean has a camper without permission, they are behind \$1,259.41 in their condo fees.
10. Damage to Olsen Rd entrance sign, Police has been contacted and Gary painted the sign. Still need to repair
11. 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.
12. Need a Spring newsletter to go out in May statement. Jeff will ask Gary to write it.

New business

1. Filled out three questionnaires for real estate agents for 29 and 22 Wright Road.
2. Picked up trash twice on Wright Road,
3. North Point to give an estimate for loaming and seeding 10 Donovan septic damage and 13/15 Wright septic field.
4. Implemented new electronic deposit system for Citizens bank,
5. Discussed request for dog from Benedict. Will communicate by letter.

6. Request for tree removal at 2 Judith. Jeff will look into
7. Jerry will call Eversource to report damage to electrical box in ground at Wright Road and Donovan

Next meeting is scheduled for June 4, 2017 at 7:30PM. Respectfully submitted by M.Santangelo, Secretary.