

The meeting was called to order at 7:30PM. Officers/Directors in attendance were Vice President Rose Crepeau, Treasurer Jeff Katz, Secretary Mariano Santangelo and directors Robert Mullaney and William Hankey.

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 \$38,184.18 and \$0 in undeposited condo fees.
2. **6** homeowners are now more than three months behind.
3. **4** homeowners are now more than six months behind.

B. Leans

1. The current liens are: on Wright Rd (17, 27), on Donovan Dr (1, 14, 15, 16, 17, 19) and on Judith Ln. (10)
2. Vacated leans: None.
3. Need to be filed – Lean on 1 Donovan will be renewed based on new amounts.

D. Foreclosure Sales: 17 Donovan Dr – auction sale on Jan 14, 2011.

E. Small Claims court status: 1 Donovan Dr. re filed. 17 and 34 Wright Road and 15 Donovan Drive.

F. Top 5 offenders: owe an approximate amount of \$8,440.

G. Reminder letters: none.

The Treasurer's report was approved as submitted.

Old Business

- a. Taxes filed for the year. No money owed.
- b. Haven't called the management company yet.
- c. New stops signs installed.
- d. New Bliss Farm sign installed.
- e. 2013 budget passed at the annual meeting
- f. Annual meeting held on Sept 29 at 4pm, very poor turnout.
- g. Snow plowing contract for 2012/2013 awarded to AOK.

New business

- a. Cassandra Robinson called from Quicken loans regarding one of the clients that is refinancing with them.
- b. Regina from Bank of America home loans also called.
- c. Discussed email with complain: use of private driveway of #12-#16 Wright for the personal use. From 18 Wright Road.
- d. Will mail letter to Zoots complaining about drivers going over lawns