

CLEARVIEW HEIGHTS CONDOMINIUM ASSOCIATION
Meeting Minutes
December 14, 2021

Present: Karen Burkinshaw, Don Dominique, Richard Lacasse, Norman Muller, and one unit owner.

Ms. Burkinshaw called the meeting to order at 6:30 p.m.

Comments from the Floor: None.

Meeting Minutes:

- A motion was made and seconded to accept the minutes of the November 30 meeting. Vote: Passed.

Finances:

- As of today, we have \$34,355.27 in checking and \$136,785.03 in reserves for a grand total of \$171,140.30.
- As of today, we have \$12,993.99 in arrearages involving five owners. Four owners owe us a total of \$642; the remaining \$12,351.99 will be paid when the unit is sold.

Snow Removal:

- The snow removal contract has been executed and is in place.

Landscaping:

- On December 3, Setter did some additional fall cleanup. All landscaping work is now done for the year.

Grounds/Property:

- All light sensors on the property were replaced today.
- We received payment from Chicopee Mason Supply for fence repairs caused by their trees falling on our fence, causing damage.

Buildings:

- The additional stair railing at Units 5-8 has been installed.
- Rain handlers are being installed on the back of Buildings 1 and 2.
- We still have not received a date for ProTech to repair the Unit 3 cellar wall.

Unit Issues:

- Trustees discussed several unit issues and had a fairly lengthy discussion surrounding recharging an electric vehicle on the property.

New Business:

- Future meeting: Tuesday, January 11.

There being no further business, the meeting adjourned at 7:30 p.m. Our next meeting will be on Tuesday, January 11, at 6:30 p.m. in the Meeting Room. All owners are invited to attend.

Respectfully submitted,



Norman Muller
Vice President

REMINDERS:

1. As of January 1, condo fees increase to \$260 for the two-bedroom units and \$204 for the one-bedroom units. If you have your bank send us a check, now is the time to let them know of the increase so the correct amount is sent for January. If you write your own check, please make a note so you send the correct amount for January.
2. Last week, we had our first snow—slightly over an inch. There was not enough to plow so some residents took a few minutes to clear their walks and steps themselves. Those who walk on the property really appreciate this. If you are able and so inclined, you might want to clear your walk and steps when very small amounts fall.
3. Please keep your can of ice melt handy for those icy mornings. The slip and fall you prevent could be your own.

HAPPY HOLIDAYS!