

**Board of Directors Meeting
Condo Assn. IV
September 20, 2011**

Present: Roland Roy, President/Treas. –via Phone
Marion Ruuge-Aronson, Vice-President. – via phone
Lou Deutsch, Member at Large
Rosemarie Buscarello, Secy.
Leo Spooner, Member at Large
Phil Colettis, Ameri-Tech Property Manager

Roland Roy, called the meeting to order at 7:00 p.m. A quorum was present.

The meeting was posted in due time.

Rosemarie read the minutes of April 21, 2011. Lou made a motion to accept the minutes as read, seconded by Roland. The vote was all Ayes.

New Business:

The board discussed the bats in the back of building 2. Research will be done on this problem. This item will be tabled at this time.

A lengthy discussion was had regarding the damage to the carport in front of building 1. Phil and the Association Insurance company adjuster walked the area. Mayflower does not accept responsibility. Phil is to call the Barber Agency and meet with Lou and Tony Cannastro to get in touch with Mayflower's Insurance Company.

There was tree damage in the rear of building 1 and building 2. The tree is dead and needs to be removed. Phil will meet with landscaper for a price to remove this tree.

TruGreen Lawn Service performance. Leo said they are going too fast when cutting the lawns and using the large sit down type mower. They are also not blowing sidewalks. Phil will talk to TruGreen regarding this complaint.

Phil gave his Managers report, and there are only 3 delinquent owners and two owe only one months fee, the third owes two months due to an auto accident.

Old Business:

Landscaping/Beautification of grounds will be tabled at this time.
Gutter extensions will be tabled.

Roland gave his Treasurers Report. Rosemarie made a motion to accept the Treasurers Report, Seconded by Marion. The vote was Rosemarie Aye, Leo Aye,

Marion Aye, Roland Aye. Lou left prior to Treasurers Report to attend another meeting.

Roland made a motion to close the meeting, seconded by Leo. The vote was Roland Aye, Rosemarie Aye, Leo Aye, Marion Aye. Lou absent. The meeting was adjourned at 7:45 p.m.

Respectfully submitted,
Rosemarie Buscarello