

Longmeadow Condominium Association
Minutes of Board of Directors Meeting
November, 2011

Board Members Present: Ruth Nappe, Bette Carlson, Liza Sivek, J. Steiner, Kit Kaolian, and Robert Shelnitz, Steve Miller and Arin Hayden of Levey, Miller, Marez Property Management.

B. Carlson made a motion to accept the minutes of the October 2011 meeting.
J. Steiner 2nd. **Passed**

Treasurer Report Bank statement not yet available from Milford Bank.

Property Managers Report: A. Hayden reported that there is \$4,882.00 in the checking account. A total of \$19,816.00 due in Assessments for 2011. There are \$13,426.00 in Common Fees delinquent.

1 resale: 39 SW

It was decided not to renew contract with TruGreen for 2012. Will gather bids for a new lawn treatment.

It was decided to continue the moratorium on all work orders other than those deemed an emergency by the board or property management, until February 2012 due to budget constraints.

Old Business:

The board approved the 2012 budget through email prior to the meeting.

The new management contract was discussed and changes are to be made. Will be emailed, signed and returned to management company this week.

New Business:

Realtor for unit at 50 GW sent a letter regarding issues found during building inspection prior to sale. Issues to be inspected by A.Hayden. If warranted, B. Austin will be sent to inspect, also.

Lawn King: Estimate for 2012 discussed and changes to be made before signing.

L. Sivek made a motion to adjourn the meeting at 8:52 PM. J. Steiner 2nd. **Passed.**