



# COUNTRY HILL ESTATES CONDOMINIUM ASSOCIATION

## BOARD OF DIRECTORS MEETING MINUTES

Tuesday, February 27, 2018

### DIRECTORS PRESENT:

Judy Turner      Al Reilley      Elaine Reid

### ABSENT

Claudette Dube-Bulsa  
Bob Iwicki

### RESOLUTION PROPERTY MANAGEMENT PRESENT:

Brian Egan                      Tanya Egan

Meeting was called to order at 6:04 PM. Al made a motion to accept the January 2018 Minutes. This was seconded by Elaine with Judy in agreement.

### FINANCIALS

1. TD Fire Bank Account.
  - a. Al, Judy and Brian to visit TD Bank on March 1<sup>st</sup> to close out account and formally transfer funds into Reserve.

### OLD BUSINESS

1. Outstanding Leases for owners Units
  - a. 7 Brussels Drive
  - b. 8 Jamaica Lane
  - c. 23 Brussels Drive
  - d. 9 Fenwick Street
  - e. 18 Scarborough Drive
  - f. Brian to send one final notification and if lease is not received by March <sup>31</sup>, unit owner will be fined \$25/month until lease received
2. Buildium Software
  - a. Brian/Tanya to forward introductory letter to BOD members ASAP.
3. Rule Changes
  - a. BOD has signed off. Tanya to do final review and forward comments to Al.
4. Open Meeting
  - a. Agenda will be posted at the Mail House and on the web-site March 19 which will meet the 7 day requirement

### MAINTENANCE UPDATES

1. Mail House – Hasp lock installed at Mail House and will stay in place until new door is installed.
2. Storm Damage Clean-up – Morins has finished cleaning up branches, and shredder will be on site February 28<sup>th</sup> to chip the piles of broken tree limbs.

### UNIT OWNER REQUESTS

1. 31 Country Hill Road – shrubs and retaining wall ..... Approved.

### RULE INFRACTIONS/VIOLATIONS

1. 7 Tracey Avenue – trash toter stored outside of garage.
  - a. Unit owner to be fined.
2. 4 McTavish Drive – bicycle stored by front entry.
3. 5 Amalia Drive – gas cylinder stored by garage door..

### NEW BUSINESS

1. Tree Removal Rules
  - a. Gate City Tree has provided quotes.

- b. Morins's is preparing a quote.
- 2. Deck Replacements
  - a. Bids will be solicited from:
    - i All Outdoors Construction and
    - ii Gionet Home Improvement.

Elaine made a motion to adjourn the meeting. This was seconded by Al with Judy in agreement. Meeting closed at 7:59 p.m. Next meeting will be an Open Meeting, that will be held at 6:00 PM, March 28, 2018 at the Resolution Property Management office, at 7 Bernards Road, Merrimack, NH 03054-2782.

Respectfully submitted,



Elaine Reid  
Secretary, Country Hill Estates

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END