

Arbor Hills Condominium Association

Open Session November 20, 2013

Location: Clague Middle School

Attendees -

AH BOD: Collin Ross, President, Jill Kulhanek, Vice President,

Elena Levin, Secretary, Zhenlin Liu, Director

YPM – Jake Freeland, AH Property Manager

Home owners: Steve Hadrill, Elaine Kennedy, Heather Finnegan,

Brian Charnetsky, Usha Jindal, Carla Charleboise

September minutes have been approved during the Annual meeting and posted on the AH Website.

Bylaws committee needs a new Chair since the previous Chair is no longer a committee member.

Landscape committee is not active currently.

Rental committee needs a new Chair, current Chair is selling his house in AH.

Brian Charnetsky agreed to chair Communications committee. The Committee needs to develop a reliable way of two-way communications between homeowners and the Board.

Social and Welcome Committee needs a new Chair.

Jake Freeland will present monthly financial report.

Curb repair project:

The project did not go too well. According to the contractor, Mason's Masonry, the planned repairs were not completed due

to discrepancy between the original specifications and actual curb damage. The Contractor is also supposed to repair the streets damaged during the work on the curbs.

Pond Project:

So far there is only one quote for the project – fr om Metro Environmental. Steve Hadrill reminded Jake to contact the company he had recommended earlier for another quote.

Attending Homeowners comments:

Usha Jindal requested YPM to remind Apartment Services, the snow removal company, to clear access to the mailboxes.

Heather Finnegan brought up the issue of safety at the corner of Kilburn Park and Strand. It was decided to discuss the issue in detail during the executive session of the Board.