

**MONTHLY MEETING**  
**Farrwood Green Condominium, Phase II**  
**Held October 14, 2008**

**Attendees: Board Members: Arcadiy Ivanov, Todd Lariviere and Sean O'Connell**

**PMA: Elaine Romano**

**Monthly Meeting called to order at 5:15PM.**

**Prior monthly minutes were reviewed and accepted as is.**

**Financials were reviewed**

Financials were reviewed, no questions on cash disbursements, all accepted by the Board.

**Open Business:**

**Tree Project Update:**

Dave Ferris suggested contacting Livingston Tree Service and several calls placed by PMA, no response.

Other two Tree companies submitting bids for tree work within the property are: Mayer Tree and Valley Tree.

Board reviewed several proposals regarding the trees within the entire property (cutting down/trimming, etc.)

Both contractors offered a discount for work to be done in the winter season. Mayer Trees' bid was lowest with the discount and was accepted by the Board. Work will be done in January/February 2009.

**Snow Contract:**

LaPlume has contacted PMA to state he will not do snow plowing this coming season. PMA to get various bids as backup until confirmed with LaPlume is definitely not doing snow for 2008/2009.

**Roof Project:**

Roof specifications still to be supplied for (Building A/B) in November.

**Review of all other CMU Blocks:**

Board is waiting for report by Bergman Associates (Engineering Firm) on all CMU walls.

The Board approved under article 4.15 to transfer \$16,047.00 from reserve to operating to replace the operating funds used for payment for the emergency work done to unit #128 ( CMU wall/deck).

**CMU Block – Only unit #128:**

Wall/deck work is completed. Loam and seed done per contractor, however, seed may not take since late in season. Board requested look into sod for the area.

**Sealing of Windows/Doors:**

Board approved Starr Painting for the sealing of windows/doors. Work will start in late October.

**Termite Issue:**

A1 Exterminators (current pest control contractor) submitted proposal for the remaining 4 buildings. Total cost is around \$20,000.00 for initial installation of termite stations. PMA to secure another bid for termite coverage

**Overgrowth Issue along Rte 125:**

Letter to be sent to unit #111 as associations' attorney will review with Wintervale.

**Railing Issue:**

Copies of proposals sent to both units #112 and #114 regarding railings (at side of stairs) and cost the owners will incur.

**New Business:**

Board received letter regarding passbook (ending #8762) located at Haverhill Bank. Board members do not have passbook, PMA will check with the CPA and see if any passbook is in Farrwood II correspondence boxes.

Unit #116 submitted an email requesting two new style doors (storm and entry door). Upon review of email and links provided by owner, the Board approved the storm door style (white) and approved the style of the entry door (but not the color).

Meeting adjourned: 6:50PM Next meeting to be held on November 11, 2008