

**Please note in “New Business” below that association fees have increased from \$110 to \$125 per month effective January 1, 2020.**

## HIGH VIEW CONDO ASSOCIATION GENERAL MEETING

October 17, 2019

President Peggy Powell called the meeting to order at 7:00 p.m. with 23 of 74 units represented. Twenty-nine residents attended. Thirty absentee ballots had been submitted.

The meeting began with a moment of silence for recently lost association members: Adeline Cloutier, JoAnn LaMotte and Ray Anderson.

President Powell welcomed everyone and assured our residents that the board was available during the winter. She also reminded everyone about the board-issued division of expenses (explaining the board’s and homeowner’s responsibilities) that should be referred to before submitting a work order. Board member Jeff Titcomb served as sergeant-at-arms and advocated addressing comments to the front with no cross talking.

New residents present were Gwen Hop who with husband Bryan moved into 1114 Highpoint and Judy Bowman of 805 Woodland who has been enjoying our association’s friendliness.

-M/S – K. Jones/J. Bruner – the minutes of the May 23, 2019 general meeting be accepted as printed and circulated. Carried. NOTE: Copies of this meeting’s minutes were given to residents who moved in subsequent to May 23<sup>rd</sup>.

### Treasurer’s Report:

-M/S – K. Titcomb/J. Titcomb – Alice Heinbuch’s report indicating a checking account balance on September 30, 2019 of \$12,246.96 and an investment balance of \$189,935.12 (savings \$16,370.44 and C.D.’s \$173,564.68) be approved as presented. Carried.

Alice also reported that in October we transferred \$15,000 from savings to help pay our association insurance - \$26,833.34 (a one-time payment saving \$2,800). To date balances are savings - \$1,010.44 and checking - \$3,597.07.

M/S – R. Refsnider/B. Engstrom – that the committee-prepared and board-approved 2020 proposed budget be accepted. Carried.

### Old Business:

-President Powell reported that 2019 major projects included painting on Spruce, edging repair and replacement on Balsam and brick replacement and cement work throughout the association.

-Peggy also mentioned a water leak at a Highpoint residence that resulted in damaged flooring and replacement. Residents could turn their water off when they leave their homes for extended periods of time.

-Information packages that are given to new residents are available for any High View residents interested. Contact our president about a package pickup.

**-Our difficulty in finding a reliable handyman continues to be an ongoing problem. Suggestions are welcome.**

-Secretary Jones reported that the board continues to be pleased with the work of our lawn maintenance company and is interested in renewing a contract with them for 2020-2021.

Chemical applications—herbicides and fertilizers—occurred on September 17. Shrub trimming happened this week—Monday, October 14. Fall cleanup to take place when more leaves have fallen. Our board plans to utilize our lawn maintenance company to apply a pre-emergent weed killer early next spring.

New Business:

**-M/S – J. Titcomb/M. Walsvig – the High View Condo Association association fee be increased \$15 to a monthly fee of \$125 effective January 1, 2020. Carried.**

**Voting results: 38 for 13 against**

-President Powell reported that our board member slate is full.

-Myles Walsvig gave a comprehensive report on our insurance policy recently renewed with Auto Owners. The recently paid renewal resulted in a substantial savings of well over \$2,000 because of a one-time payment. Cost works out to \$362.61 per unit per year.

In response to a question Myles suggested that personal inside unit coverage could be as follows: personal belongings - \$60,000; inside building (cabinets, counter tops) - \$30,000; liability - \$300,000; loss assessment - \$30,000 - \$60,000. Personal belonging coverage should be higher for owners with special artifacts. Myles advocated the use of pictures/photos to capture the essence of your home's inner works.

Questions & Concerns:

-Pine needle accumulation should be somewhat alleviated with the upcoming fall cleanup.

-On November 6 and 7 gutters and downspouts will be cleaned. **Outside water spigots will be used.**

-Snow should be cleaned all around fire hydrants.

-Residents who would appreciate smaller garbage bins might choose to share garbage bins with a neighbor or wait a week to use collection.

-Thanks to Frank Segerstrom for his continuing efforts as Spruce block captain – from B. Engstrom.

-Thanks from R. Refsnider to all the board for their work.

-Each side by side has only one attic with one entrance.

-Report from a Balsam resident about an evening prowler. The police have been called and evidence recorded.

-J. Titcomb will check into the Balsam exhaust fan problem on Saturday morning.

-Residents who use their financial institution to make association fee payment are urged to start the new fee payment process very soon.

-Adjournment – 8:06 p.m.

Meeting Numbers:

Balsam (20 units)	5 units represented	4 absentee ballots
Highpoint (20 units)	8 units represented	9 absentee ballots
Spruce/High View (20 units)	7 units represented	8 absentee ballots
Woodland (14 units)	3 units represented	9 absentee ballots
Totals	23 units represented	30 absentee ballots