

Longmeadow Condominium Association  
Minutes of Board of Directors Meeting  
May 19, 2009

**Board Members Present:** R. Nappe, B. Carlson, K. Kaolian, J. Steiner and R. Shelnitz of Rolar Management.

B. Carlson made a motion to accept the minutes of the April 2009 meeting with 1 correction, date should be April 21, 2009 2nd by J. Steiner. **Passed**

**Treasure Report:** J. Steiner read the treasures report. All balances agree with the bank and Rolar Management.

**Property Managers Report:** R. Shelnitz reported that there were delinquencies of \$2,927.41, and 2 foreclosures in progress 41 JD and 67 JD. There were no resales. Two roofs have been done with 26-46 SW next. The 3<sup>rd</sup> loan from Milford Bank requires a monthly payment of \$3,027.00. R. Shelnitz reported that one of the sewer pumps was not working due to electrical problems and that the cost to repair the electrical is \$4,000.00. 2 speed bumps on JD will be repaired and all of the speed bumps will be painted. R. Shelnitz will get a price on repairing "crumbling" pavement on JD and SW and also the catch basin by 71 SW. Due to a recent issue with Frank from Advantage Landscaping R. Shelnitz is currently getting estimates from other landscapers. LGB will open the pool 5-27-09. Mike Roche and Brian Piendl will be the pool attendants again this year. There can be 2 more parking spaces added to PC and a few more in the circle by the club house. K. Kaolian gave R. Shelnitz a drawing of where the Board thinks spaces can be added near the clubhouse on Salem Walk and Shelnitz will confer with B. Austin concerning this.

**Old Business:** R. Nappe will send letters to the unit owners who had requested our lawyer to answer some questions about parking.

After much discussion, J. Steiner made a motion to accept the 2009 Garden/Patio Rules and Regulations handed out by B. Carlson, and amended with the addition of no astro turf on patios, 2nd by K. Kaolian **Passed**.

**New Business:** The annual meeting will be June 28, 2009 @ 7:00PM.

The meeting was adjourned at 9:45 p.m.