

**Longmeadow Association, Inc.**  
**Meeting -Board of Directors**  
**Agenda**  
**November 17, 2020**  
**7:00PM-7:30PM Executive Session**  
**7:30PM- Open Session**  
**Via ZOOM (zoom log in information on page 2)**

- Call Meeting to order- 7:34pm
- Approval of minutes from previous meeting- motion to approve- Ruth, Second Tom
- Review Monthly Financials- October 2020
- Unfinished Business
- Update on Revision of Documents (pending)- the board and management are reviewing and amending association documents. Have moved on to the declaration. Once board is satisfied, will have the special unit owner meeting
- Discussion on Insulation Options (pending)
- Mark Halliday- CMC Energy Services/ BioClean
- Status on UI Meter Upgrades- all permits are pulled for the first few units- waiting on UI for scheduling. NPower will start some prep work for the project.
- Mason Repairs- 2 more vendors came out to look and getting quotes soon-spring project.
- 27 SW- ground water issues (pending roof replacement)- finished roof replacement, still figuring out property line. Surveyor is putting proposal together to determine property line as more trees may need to come down.
- Tree Work- Update - Due to rain, tree company is behind, starting next Thursday and will continue at least once a week on property after Thanksgiving holiday.
- Reserve Study Update- still on hold
- Roof Replacement-25/27; 17/19SW- Update – roof and exterior building repairs are completed, minor interior work still needed in 25 SW
- Roof/Crawl Space work 1-13 Jackson Drive – update- budget dry doing the lining on December 2, the board voted to approve the contract for Classic Property Solutions for replacement for \$56,000.
- Update on Parking Resolution -151-169PC- line striper came out to give a price. Getting notices out to those units to eliminate the 2 spaces at end of drive that should be for emergency and snow only.
- New Business
- 2021- Budget & Annual Meeting prep
- Board to review and finalize 2021 budget to be presented and ratified at the budget meeting to be held on December 1, 2020- tabling it for this meeting, close to wrapping it up. Will most likely be moving date to the middle of December.

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- Board Vacancy- Mike Allen resigned, if any owners are interested in filling that position to let the board or Deann know
- Formation of Landscape Committee- Discussion on committee responsibilities – draft committee guidelines were presented to interested group but they only wanted to focus on the lawn chemical/fertilization program. Waiting to get more information from members of committee regarding other options for fertilization of the lawns.
- Parking Issue- Jackson Drive (lot closest to the pool)- moved to executive session
- Resale Tracker

aManagement presented quote for \$1400- to make necessary repairs to pool fence and secure 6 posts that are moving- Quote was unanimously approved

A.Owner Comments

aLandscaping concerns

A.Executive Session- 8:20PM-8:30PM

aReview Delinquency Report & Collections (if any)

A.Adjournment- Maureen made motion to adjourn at 8:30pm- Ruth second

Respectfully submitted by Kristina Guila