



OLDE CANAL VILLAGE BOARD OF TRUSTEES Minutes of Thursday, November 10, 2016

Members present: Roger Lange, Romeo Berthiaume, Jim Hayden, Peter Garvey, Don Godeke

Prior to the regular meeting the Trustees met with Bill Oncay at 9:00 a.m. to discuss the resident information gathered (census) when doing the annual smoke alarm check as well as some changes and updated information that will be included in our 2017 Village directory. Bill was thanked for his important ongoing work with the Village each year.

1. Opening: The regular meeting was called to order at 9:45 a.m. by Chairman Roger Lange.
2. Budget and bill paying: The bills for October were reviewed and approved as paid. Peter reported on current bills and condo fee payments. The checking account has a positive balance. The reserve fund has a total of \$107,310.00.
3. Maintenance: Don distributed a report of the October maintenance work done primarily by Dave Doppler. Repairs included a storm door frame and a basement wall crack. Dave also painted the front doors of many resident units and those of the clubhouse and maintenance shed, totaling over 30 doors. He also tested all of the sumps, changed a smoke alarm battery, and moved items that could freeze from the shed to the clubhouse for the winter. In early November Dave set up the clubhouse Christmas tree and filled in the edges of the shed driveway.
4. Landscaping/fall clean-up: Romeo reported on four companies that would do necessary late winter ornamental pear tree trimming. Peter will look into these companies for possible future service. Romeo also reported that our fall clean-up work will be done by Village Green later in November. They will also do some fall seeding in specified areas where grass died this past summer. They agreed that if the fall seeding is not successful, they will reseed in the spring at no additional cost to us.
5. Snow and landscaping contracts: After competitive bidding, J.R. Dowding and Village Green, our current contractors for snow removal and landscaping respectively, have had their contracts renewed for two additional years. The Trustees also agreed to having Romeo do the trimming, cleaning, and weeding for year 2017 as he has done in the past.
6. Trustee communication forms: A roof leak on NVD is continuing to be monitored. When the cause of the leak is determined, the appropriate repair will be done to correct the problem.

7. OCV homeowners meeting of December 13 at 7:00 p.m.: At this time the meeting format will include a welcome; a state of the trust by Chairman Roger Lange; a financial report by Treasurer Peter Garvey; and reports from Trustees Jim Hayden, Romeo Berthiaume, and Don Godeke on their areas of responsibility. A time of questions and answers will also be provided for the residents with the Trustees.
8. 2017 budget: The upcoming budget was discussed for 2017 and will be finalized at the December Trustee meeting.
9. The meeting was adjourned at 12 noon.

Respectfully submitted by Don Godeke, Secretary