



## OLDE CANAL VILLAGE BOARD OF TRUSTEES

Minutes of Wednesday, August 08, 2018

Members present: Peter Garvey, Roger Lange, Don Godeke, Bill Williams (Jim Hayden was on vacation)

1. Opening: The regular board meeting was called to order at 1:00 pm.
2. Resident requests:
  - 2a. Mr. and Mrs. Langin of # 30 OCW presented their unit landscape proposal. Their proposal was to extend some gardening and shrubs along the side and back of their unit. This was approved by the Trustees. Romeo Berthiaume will also be informed of this decision for his input.
  - 2b. Resident Marianne Williams wanted Board approval on some items concerning the upcoming Village Tag Sale scheduled next month. The items included parking, signage, advertising, etc. The Trustees gave approval and were supportive of the plans.
3. Financial:
  - 3a. Village bills: Bill Williams reviewed and explained the bills paid; all were approved as paid.
  - 3b. Budget expenses: The Village budget was reviewed and expenses discussed. The bill for our current road, sidewalks, and driveway resealing totaled \$13,900.00 per the contract bid.
  - 3c. The Village reserve fund has a balance of \$143,031.00. The checking account has a positive balance. 100% of the August unit fees are in and 36 Village residents are now enrolled in the Unibank Bill Pay.
4. Trustee communication forms: We have received a greater than usual amount of Trustee communication forms over the past month. The majority have been attended to. Several concern gutter drainage problems. The gutter guards will help to keep leaves from clogging gutters and downspouts; however, the unusual frequent and heavy rainfalls resulted in overflows just from the sheer volume of rain even on cleared ones. To our knowledge there have been no leaks or soil erosion because of these torrential rains overflowing the gutters.
5. Unfinished business:
  - 5a. Trim painting is currently being done by Dave Doppler. Buildings # 1, 4, 5, 8, 9, 13, and 15 are complete. Building # 3 is being painted this week. The clubhouse trim has been done except for two pieces of molding around the side entrance, which require replacement. Unit gutters will be cleaned and guards installed where required after the building trim painting is completed. The Trustees ask for residents' patience.
  - 5b. Road seal was completed. Ed La Fleur has given Roger paint to cover overspray on the two garage doors of # 15 and 31 NVD. Handicapped parking and a yield sign at the circle was also completed.
  - 5c. Landscape edging proposal: Village Green is working on a proposal for future landscape edging that is often needed after winter plowing has damaged the edges of lawns in the Village. This will be available for discussion at our next meeting.

- 5d. Investment status: The Board continues its investigation into safe alternative investments for the Village reserve fund to generate more income.
- 5e. The computer/website team is making progress in addressing the issues detailed in the July minutes. They are meeting later this week to go over the status and will send the Trustees a report.
6. New business:
- 6a. Our current landscape contractor, Village Green, will be asked to send a new contract bid for the next two years. Other landscaping companies will be asked to submit contract bids as well.
- 6b. Pet restrictions: We will re-write the rules and regulations about Village pets to clarify restrictions so they are understood by residents as well as new buyers looking into living in the Village.
- 6c. Pine trees have died near the Village shed. We will get bids for removal.
- 6d. Driveway mulch issues: There are 10 or more units whose driveway mulch has been washed away by heavy rains. The Trustees will look into red stone replacement of the mulch as a solution for this fall or next spring.
- 6e. Waterline leaks of units # 56 and 35 NVD have been repaired by Caya Contracting. Romeo will fix lawn and shrub damage this fall. Dave Doppler fixed a couple of irrigation leaks as well.
7. Trustee comments:
- 7a. Roger is updating the team responsibilities for the new Trustee year.
- 7b. Don reported that three smoke alarms were replaced in unit # 15 NVD before the new owners moved into the unit. Outside garage lights continue to be replaced as needed. Light sensor replacements are done by Dave Doppler.
8. Good of the Association: The Trustees thank Romeo Berthiaume for the work he does for the Village with shrub trimming as well as clearing of tree branches and other plant concerns; we also pass along the residents' compliments. Well done, Romeo!
9. Closing: The meeting adjourned at 3:00 pm.

Respectfully submitted by Don Godeke, Secretary