



**Board of Managers Meeting
June 14, 2025
7:00 PM - in person Annual meeting**

In Att: Pam Ross, Bernie Lynch, Matt McKee, Chris Leuth, Jim Sisk and many residents and Paulette Nicolliello (running for the Board)

- Introductions
- Election of managers- residents voted. Jim will tally them and send an email 7/25 with the managers elected. There are 6 people running for 5 spots. (All existing managers are running for re-election and Paulette Nicolliello to represent S units is running for the first time)
- Budgets 2024 & 2025
 - went through line items of budget and answered residents questions
- State of the Condominium
 - M units finished build out and DCF moved in
 - There have been parking issues but more signage coming
 - There will be more scrutiny of the guest parking spots. Those spots are for GUESTS of residents only with a pass for a max of 5 days
 - Butterfly MX
 - Loan for solar project is completely paid off
 - New storage shed in park
 - Shout out to our gardening committee and art committee
- Items of Interest
 - Residents want gym refresh
 - Bike storage needs attention- possibly a bike rack that hangs the bikes
 - Register your bike if you have one! Email Jim for a sticker for bike
 - Mail room organization
 - Guard shack will be demolished
 - Repointing and weather stripping of doors
 - Want more green space- Motherbrook is looking into it in regards to sewage and drainage
 - Bush at corner at building needs to be trimmed because it's a major blind spot
 - Third floor trash barrels are extremely dirty and need to be washed out or replaced
 - Put the carts back after you use them