

	Homeowners of Laurel Park Executive Committee
Meeting Date:	May 23, 2011
Meeting Location:	HALP Office
In Attendance:	Wendy Kane – President Dan Richardson – Property Chair Ron Michonski – Financial Officer Kristepher Severy – Clerk Anne Rogers – Member-At-Large
Also invited/attending:	Christopher Donovan Cindy Kuntz Flia Donovan George Cerulo
Next Meeting:	June 27, 2011

Agenda:

1. New Business from Homeowners

a. Roof repairs at #5 (Request #1)

Request to perform roof repairs on #5 is approved without objection, pending the submission of the required building permit to the EC.

b. Tenant at #72 & #71 (Request #2)

Request to allow a tenant at #71 was approved without objection; the EC made note of the expected timeframe of the tenant’s residence.

c. Lattice over plastic shed at #58 (Request #3)

#58 requested permission to alter landscaping plans for which formerly she obtained from the EC. See votes.

d. New leach field at #117 (Request #4)

#117 requested permission to begin work on a new leach field. #117 must submit the proposed plan to the EC before permission can be given.

e. Window and shingle replacement at #60 (Request #5)

#60 requested permission to install new windows throughout his house and replace a section of shingles on his roof. He stipulated the work would require no dumpster, and that it would begin after approval from the EC and after the relevant building permits are obtained. The request was approved pending receipt of the permits.

f. Christopher Donovan #87 will address his wedding plans (Request #7)

Christopher Donovan of #87 requested changes to the EC's prior allowances regarding the celebration of his and his fiancée's wedding on May 29th at Laurel Park. He expected 80-100 guests (including Park residents) and would park them, at his own direction, by the dumpsters, near the community garden, and along Coles Meadow road. He stated there would be amplification (from 5 to 7:30) of a musical band, and said his guests would drink alcohol (beer and wine only) in the Dining Hall. See votes.

g. Hope of #96's garden and gazebo plans (Request #8)

#96 submitted for approval a garden plan that includes the laying of stone or gravel to define a walking path and sitting area (some of which would be outside of their 15ft. area). A trellis would also be added according to the plan and, further, #96 requested permission to place a gazebo in a naturally enclosed area near their house, intending it be available for all the Park to enjoy. The EC approved the garden plans, Wendy volunteered to check provisions regarding the placement of a trellis, and the gazebo was forbade.

h. Dan Richardson of #109 requests sand relocation (Request #9)

Dan Richardson's request that his pile of sand be relocated away from near his unit by Pancione was denied by general dissent.

i. Impromptu Request #1

#68 submitted request to perform various home repairs and also perform some tree trimming along with her neighbor. See votes.

2. Committee Requests

a. Use of Normal Hall by LPA for meditation, Tuesdays starting in June, 7:30 – 8:00 am. (Request #6)

Approved without objection.

3. Property Manager

a. Speak with Johndrow about composting leaves

Tabled.

b. Drain ditch at Trinity Circle

Pancione is currently getting an estimate for the cost of repairing the drain ditch at Trinity Circle.

c. Heading Ave. repair estimates

Estimates for gravelling and paving Heading Ave., as well as an estimate for turning the street into green space, was submitted by Pancione to the EC.

d. Tarp on Building #1/roof replacement

No tarp was placed on the roof of building #1.

e. Leaves and cleaning at #117 update

This work has been completed.

4. Continued Business

a. Lockbox on #20

Tabled.

b. Splitting cost of mosquito fills with Rockridge (Dan) & wetland issues

Mr. Richardson is waiting for estimates on filling various mosquito pools before he approaches Rockridge to request monetary aid for this work.

c. Letter to #94 regarding a building permit

A letter regarding procurement of a building permit for work done on #94 has been sent.

d. Community Building Sub-Committee

The Community Building Sub-Committee continues to make progress in its review of potential uses for community buildings.

e. Lockbox at Florence Savings Bank

As the bill for the mysterious lockbox at Florence Savings Bank has been paid, the EC experiences no special urgency identifying the holder of its key; the contents shall not be drilled out and seized for quite some time.

f. What-to-Expect guide for resident's repairs (Dan)

Mr. Richardson's expects his efforts to create a "What-To-Expect-When-Submitting-Buiding-Or-Landscaping-Plans-To-The-EC Guide for Residents" to take some time, as the pertinent issues to consider are many.

5. New EC Business

a. Member-At-Large seat on the EC

As no formal letter of resignation has been received from Member-At-Large David Baker, the EC cannot immediately move on finding a replacement.

b. Approval of Last Meeting’s Minutes

The minutes were approved pending changes.

Here the meeting went into Executive Session.

Action Items	decision	Initiator/ Requester	Due Date
Wendy will check the provisions regarding the installment of trellises in the park and get back to #96 regarding their plans to use them.			

Decisions/Voting/Motions	Initiated By	Seconded By	Comments
1.c. Lattice may be place around the propane tank and plastic storage shed at #58 provided it is a three-sided, unconnected and free-standing structure.	Kristopher		Approved without objection.
1.f. It was decided the event could proceed given Christopher Donovan purchase insurance for the event, and post notice of the event on the mail board. Motion was made reiterating the EC’s earlier decision to allow no alcohol and no amplification in the dining hall.	Anne		Motion carried 4-1.
1. Impromptu Request #1 Requests to perform repairs and tree trimming at #68 are approved, provided building permits are submitted to the EC for each project that requires such, and that the permits are submitted before work on each project begins.			Approved without objection.

