

May 13, 2026 Minutes

In attendance:

Board members: Alex Levin, Lynn Harvey, Nathaniel Anderson, Jordan Cohen, and Adrienne Scholz present. David Stone joined approximately halfway through the meeting, and Natalie Davis not present

Other attendees: Jerry Skene, Lynn Harvey, Yannick

Key Meeting Outcomes:

- March 11th minutes approved
- Architectural Compliance process draft introduced
- 4 missing assessments identified
- Pool party scheduled June 11th
- Parking and trash issues with neighboring communities discussed

Architecture

- Migena Dilolli, Architectural Chair, not present, but reported no new submissions. Homeowner with application under review (from first quarter) gave an update on the status of their project.
- Alex introduced the draft of a compliance notification process (informal contact -> formal notice -> penalties/liens)

Landscaping

- New garden planted on Hill St and Charles, new trees planted. Nate Archer, head of landscaping, out of country, so update limited.

Facilities

- Nate reported limited contractor availability for the Hill Street wall repair.
- Adrienne offered contact details for her previous mason.
- Alex noted visible deterioration of the wall; goal to obtain spring-season quotes in 2027

Social

- Sherry (via Alex) confirmed the HWTa pool party for Thursday, June 11, 2026.
- Alex will assist in promoting it; Adrienne volunteered to coordinate a potluck sign-up list

Treasury

- Alex identified 4 missing assessments out of 99 total; ~\$5,825 in dues not billed or collected.
- Issues linked to outdated email addresses and management company records.
- Resolution plan includes cross-checking with Diana (bookkeeper) and David (finance).
- Adrienne raised a concern about duplicate billing; Alex will review.

Miscellaneous

- Jordan shared Iron Mountain's \$500 file storage invoice was retracted.
- He plans a follow-up call to understand the fee structure fully.
- Alex reported new confirmation steps implemented after a Zelle scam incident.
- Sherry reported (via Alex) a car theft involving a tow truck; police have been notified

Homeowner concerns

- Lynn mentioned ongoing concerns with tree roots damaging plumbing, to be reviewed by landscaping committee
- Trash misuse by adjacent condos also raised; Alex to contact their management to coordinate solutions
- Issue of weeds in Barre St/Hanover St Circle raised by Adrienne, to be reviewed by landscaping committee