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Center Village

Colonial Village

Essex Village

Minutes of the Board of Directors Meeting, L.I.F.E. Inc.
Held at Essex Village 05-23-2018

Directors Present: Joseph Maney, Sal Yerardi, Ron Grasso, Bruce Siegel
Also Present: Ellen Craffey, Dave Mayerson

Residents Present: Frank Anderson, Gene Gangemi, Elaine Frontero, Bill and Barbara Hoffman, Susie Picariello, Steve and Mary DiCato, Michael Moll, Lorraine Percoski, Regina Peters, Gloria Fallon, Bob and Edie Salvatore.

Also present: Jim Finegan.

The meeting was called to order at 7:00pm by President Maney. The first order of business was approval of the minutes of the December 20th 2017 meeting. Motion to approve was made by Mr. Grasso seconded by Mr. Siegel.. The Board then voted 4-0 that the minutes be approved.

The second order of business was a discussion with Jim Finegan, superintendant of the Lynnfield Water District, regarding \$4550.00 in charges submitted by the District in fees for cross connections at Colonial Village. Mr. Finnegan quoted 310 CMR 22.22 requiring that all commercial, industrial, and municipal properties having cross connections be inspected yearly. In addition when asked about the increase in fees he stated that the District looked to other cities and towns and adjusted the fees. The fees almost doubled over a period of one year. When Mr. Finegan was told that Colonial Village was not subject to the requirements as it is residential property he disagreed. The Board decided to engage an attorney to look into the matter.

The third item on the agenda was the annual budget review for each Village. Mr. Maney started with Center Village noting the annual payment in lieu of taxes increase of a negotiated 2.5% and the overage in budgeted snow removal costs resulting in a FY budget of \$330,960, a total increase of 1.09%. The Board voted 4-0 in favor of adopting the budget which resulted in a five dollar per month increase to the monthly fee. Mr. Maney then discussed the Essex Village proposed budget which was primarily driven by the same increase in costs that Center Village experienced for the year. The total for Essex Village was proposed as \$437,976, an increase of 1.60% resulting in an addition to the monthly fee of \$9.00. The Board voted 4-0 to adopt the proposed budget. The budget for Colonial Village as proposed was \$420,600 and Mr. Yerardi explained that Colonial Village had not experienced a shortfall in snow removal costs and was looking to achieve some economies in FY 2019 with regard to maintenance and repairs. The proposed budget represented a 1.00% total increase over FY 2018 and resulted in a \$9.00 addition to townhouse monthly fees, an \$8.00 addition to end unit fees, a \$6.00 increase to middle unit monthly fees, and an increase of \$3.00 per month for the 1 bedroom unit. The Board voted 4-0 in favor of approving the Colonial Village budget as proposed.

The next order of business was the reading of a letter from a resident of Essex Village proposing that the Board revisit the current price of units. There was some discussion following and it was suggested that the author of the letter research the issue along with Board member Ron Grasso and make a proposal at the next meeting of the Board.

A motion was made and seconded to adjourn the meeting and the Board voted 4-0 to do so at 8:07pm.

Respectfully submitted,

Dave Mayerson
Executive Director

