

CRYSTAL SPRINGS CONDOMINIUM ASSOCIATION
ANNUAL MEETING MINUTES

February 9, 2022
In Person & Virtual -6PM
Bellingham Public Library

Attendees:

Justin Rooney - Property Manager - Salisbury Management
Marty Roche - Trustee
Lou Jacques - Trustee
Cheryl Melendy - Trustee
Joan Dooney – Trustee
Pam Luther - Absent

- Balance Sheet as of 1/31/22 reviewed
- Revenue and Expenses from 3/1/21- 1/31/21 reviewed
 - Quick review of projects completed
- New 2022-23 budget reviewed and discussed
 - Turf renovation questions answered
 - Asphalt loan payments end in Sept 2022
 - Beneficial owner /condo fee basis explained
 - Potential projects for 2022-23 reviewed
- Snow service discussed at length
 - New vendor learning curve
 - Need to clear area earlier, call owners when time to move cars, (owners should wait for this call)
 - We will look at gutter extension options for lower units since they get damaged w/ plows
- General reminders for owners reviewed
- Any questions/issues -best way to reach Justin and the board is through our website: <http://www.cscondo.com/>
- Board member elections
 - Not enough owners present for quorum,
 - No new interest from owners for board volunteers
 - Those in attendance reminded they can complete request to

be on the board and participate in decision making.