

**MINUTES**

The meeting was called to order by Chair Kate Trinklein, at 8:02 AM, Saturday April 19, 2025 at the Chimney Hill Clubhouse. In attendance were, committee members Gene Clark, Tom Anderson, Roy Schulter along with James Walker, ED.

The meeting minutes of March 15, 2024 were approved with one correction.

**Letters of exterior maintenance, repair, or replacement, approved by ED or Co-Chairs**

LOT# 927, PORCUPINE LANE, MINICH, YARD DRAINAGE  
LOT# 554, DOE RUN, ALVES, POWERWASH AND RESTAIN HOME  
LOT# 369, FOX MT., DOUCETTE, TREE REMOVALS  
LOT# A113, THREE STREAMS WAY, ZILCH, TREE TRIMMING, STONE PATH, DECK  
BOARD REPLACEMENTS  
LOT# 595, BINNEY BROOK, COMEAU, ROOF SNOW BELT  
LOT# 646, TWIN BROOK, MORRISSEY, DECK STAIRS STAINING  
LOT# 645 TWIN BROOK, AHNELL, SILL TRIM REPLACEMENT WITH STONE VENEER  
AND HOUSE PAINT  
LOT# 337, SNOW SHOE, QUICKER, DECK REPLACEMENT  
LOT# 436, SPLATERFOOT CLOSE, TREE REMOVALS  
LOT# B137, BUCK HILL, NENKOVA, TREE REMOVAL  
LOT# 652, TWIN BROOK, HOAGLAND, DECK REPAIRS  
LOT# 550, BINNEY BROOK, RENDELL, SKYLIGHT/ROOF REPAIRS AND DECK  
REPLACEMENT  
LOT# 424, BIG BEND, KELAPIRE, TREE REMOVALS  
LOT# B9, TOWN FARM, MCLOONE, FENCE  
LOT# 562, UPPER DAM, DONOVAN, TREE TRIMMING  
LOT# 253, DEER RUN, HOLT, SHED REMOVAL

**New Business**

LOT# 552, BIG BEND, SHAMA, GARAGE – Approved, pending application fee.

**Old Business**

LOT# 626, HOWES LOOP, ZEMAN, DECK AND STAIRS ADD. 3/25 No Progress (NP)  
LOT# 348, SNOW SHOE, OLIVER, SHED 3/25 NP  
LOT# 642, FROG HOLLOW, ZITO, DECK 11/24 NP  
LOT# B-69, NORTH, MCCARTHY, GARAGE 9/24 In Progress (IP)  
LOT# A-17, UPPER HOWES, SMITH, DECK AND PORCH 9/24 IP  
LOT# 927 PORCUPINE, MINICH, SHED, 7/24 NP  
LOT# 186 BIG BEND, HWANG, ADDITION 6/24 IP  
LOT# B-26 WEST ROAD, DECARLO, HOME 5/24 IP  
LOT# 482 ROCK SPLIT, FRIEDLANDER, SHED, 5/24 Completed (CO)  
LOT# B-58 CORNER, ROARTY, SCREENED PORCH, 4/24 IP  
LOT# 150 CHIMNEY HILL, MAYNARD, NEW HOME 1/24 EXT 5/25 IP, just awaiting As Builts  
LOT# A94/95 HOWES LOOP, DECARLO, NEW HOME 11/23 EXT. 11/25 IP

LOT# A91 LOWER HOWES, DESIMONE, NEW HOME 11/23 ext. 11/25 awaiting As Builts  
LOT# 123 LITTLE BEND, FLORIO, NEW HOME 11/23 EXT. 6/25 IP  
LOT# 18/19 UPPER HOWES, VAUGHN, NEW HOME 5/23 ext 5/25 Permit Null and Void  
LOT# A-74 WOODCHUCK, MCMILLEN, NEW HOME 3/23 ext. 10/24 awaiting Variance Req.

### **Members Concerns**

A68 Fischer Driveway expansion/drainage work, no notification or approval. -Fine  
128 Big Bend, Roof replacement, no notification or approval. -Fine  
10 KLoop, Vinyl Siding, no notification or approval. -Fine  
61 Arctic Circle, tree removals, no notification or approval. -Fine  
C221 Wood Lot, roof repairs or maintenance. up on the roof with a nail gun and new 2x4s, no notification or approval. The owner responded that they were reattaching a loose fascia board. -Fine

### **Other Business, None**

### **Executive Session, None**

### **Next Meeting Date**

5/17/25 9:00 AM

### **Adjourn**

A motion was made and seconded to adjourn the meeting at 8:50 AM

Respectfully Submitted,  
James Walker, Secretary Pro Tem