Date: August 26, 2014
Present: Ann Walsh, Chair; Dave Zappone; Carol Larson; Tom Donahue

Old Business
1. Minutes of the July 29, 2014 meeting approved unanimously.


3. Opinion from Attorney Perkins on Three Season Rooms was reviewed and discussed. The members unequivocally and unanimously accepted the opinion written to the Board by Perkins and Anctil on this matter.

4. Research
   Research of “Three Season Rooms” was requested to resume by the Board of Trustees to determine what other Condominium Trusts have in place to address Three Season Room responsibility. The committee expressed that this was “a dangerous path” to undertake and that it could lead the trust into trouble in the future. Members felt strongly that we should not co mix with other opinions. We should use the opinions of our Council. The opinions are ours for and in concurrence with the Angell Brook Village Trust.

5. Pending Legal Referrals
   a. Exhibit D (collateral issue) – awaiting accountant's report
   b. Review of Memorandum from Atty. Perkins on interview tabled to next meeting

New Business

1. Legislative Review – CAI – The chair reviewed the information related to Federal and State Committees of the CAI that are currently reviewing pending legislation related to Condominium and Home Owner Associations obtained from the New England and National Association Institute. There are several areas being reviewed nationally, some are also in other state laws i.e. Ombusman legislation for condominiums and home owner associations. There are 78 pending legislations in Massachusetts. Tom Donahue agreed to review the Massachusetts list and report back to committee of those we should research.

2. Report on legal opinions since inception of attorney contract – the chair requested the committee to detail a report that could be presented and held with historical data for the record and the knowledge/reference of future decisions. After discussion and a review of the record to date, Dave Zappone volunteered to put together an outline to follow.

Meeting adjourned: 6:45 P.M. Next Meeting: TBA

Respectfully submitted,
Ann Walsh, Chair