



**Tentative Landscaping Schedule** - It's almost here... the good weather that is! Here's how Indian Brook is preparing for it...

Once the snow is gone, mid-April weather permitting, the wooden stakes that were placed to mark storm drains and property edges will be removed. The sweeping of our parking areas and streets also happens in mid-April. This segment of the cleanup will be announced via signage that will be placed on our mailboxes. In order to ensure a thorough job, Indian Brook residents will be asked to move automobiles so that the equipment can properly sweep and clean. This is important for safety, as well as aesthetic reasons. Any sand buildup in parking areas and streets makes walking, jogging, bicycling, and rollerblading a bit more challenging. Also, when our windows are open this summer, enjoying those Indian Brook breezes, clean streets and parking areas will mean less dust in our homes. So, once the weather breaks please watch for notices announcing the day or days for the cleaning to take place.

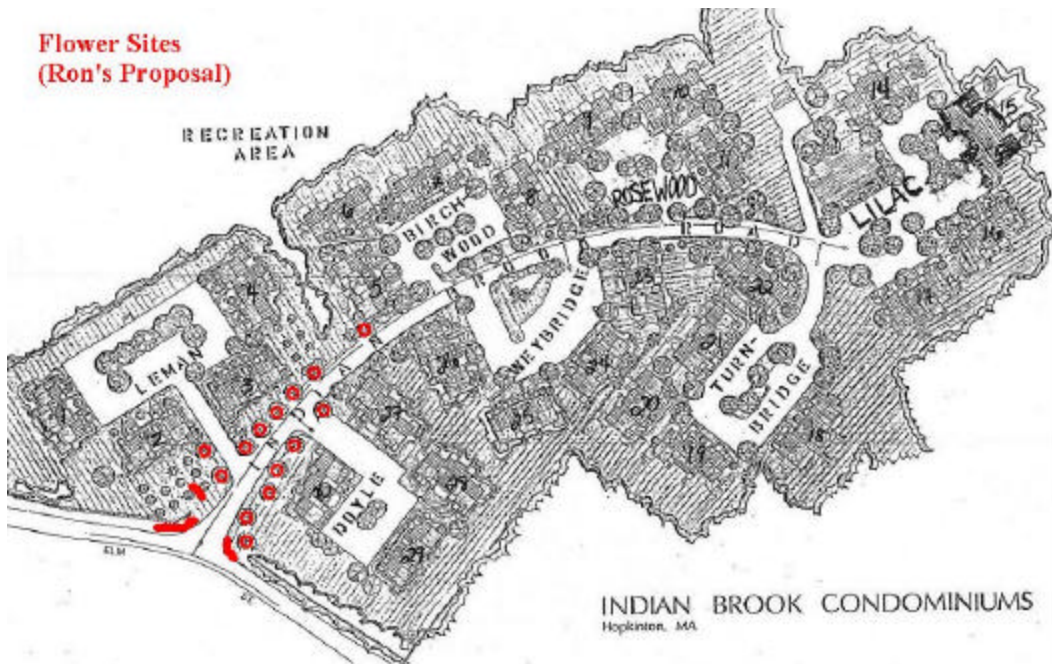
When the lawn is firm enough to handle power equipment, Riverside Landscaping will begin raking the lawn to remove the remnants of the winter. This usually starts the beginning of May.

The Trustees check the property throughout the year. However, when the snow has disappeared, the Trustees have an opportunity to really check things out. Formal walkthroughs are scheduled with landscaping supervisors and the landscaping committee so that everything from tree and shrub damage to mulching and flowers can be addressed. The walkthroughs also look at the sidewalks, streets and curbing, as well as the condition of the decks and roofs. A "punch list" of concerns and problem items is assembled. Then Dannin works with the multiple vendors on the non-landscaping issues to obtain price quotes as well as give the Trustees options to consider on behalf of the community. The Trustees compare the punch list to the project list activities and objectives that were collected at the monthly Trustee meetings and the Annual Meeting. Items are prioritized, reviewed against the budget, and vendors selected.

The process may sound a bit onerous, but it has been time tested and proven. Obtaining multiple quotations from several vendors allows the Trustees to move forward with assurance that cost effective solutions were set forth and

decided upon.

As announced at the Annual Meeting, the Trustees are attempting to do everything possible to keep Indian Brook on budget as we approach spring and summer. We hope to do this by strategically planting flowers in locations where all residents can enjoy them. The front gate will still have annuals over spring bulbs, but there will be more perennials and hostas as tree-rings this year. The adjacent map shows the landscape committee's current thoughts of where we'll be putting flowers in 2007. This is based on suggestions made by Ron



from Riverside Landscaping. The types of flowers and their respective colors and bloom cycles will be chosen to

maximize the benefits of the plantings. Perennials are being chosen so that the flower expenditures beautify Indian Brook for many years.

The committee is also talking to Ron about landscaping for the Weybridge and Birchwood beds along Indian Brook (2008) and thinking about what to do to enhance the parking lot islands.

. If you have any recommendations and/or suggestions, please come to one of the monthly board meetings and let the Trustees know your thoughts - the community will be appreciative. Or contact us and offer to help the landscape committee. This is our community!

*Indian Brook has contracts with various vendors. This is the second in a series intended to give you a better overview of where your condo dollars go.*



**Landscaping** - \$61,500 per year contracted with Riverside Landscaping of Ashland that runs from 2007 through 2009. It contains a provision for either party to terminate the contract with 30-day's notice. The contract includes:

**1. General Maintenance**

- Mowing
- Fertilizing Lawns 4x
- Pre-emergent Weed Control for Lawns and Beds
- Lawn Insect Control as needed
- Broadleaf Weed Control as needed
- Application of Lime 1x
- Herbicides for Beds
- Weed Control along curbs and walkways

**2. Spring Clean-up**

- Clean-up of Lawns/Beds
- Prune Winter Shrub Damage

- Edge all Lawns/Beds
- Thatch Lawns as needed

**3. Fall Clean-up**

- Leaves
- Downed Branches
- Dead Stalks of Flowering Plants

**4. Pruning of shrubs and ornamentals**

**5. Irrigation System**

- Start-up
- Adjustments
- Winterize

Note: This does not cover items like storm damage, mulch, pruning trees, or even the pretty flowers. Those items have their own budgets and are pay as you go.



**Sewage Treatment Plant Change** – About the time this issue gets published, work will have started on the sewage treatment plant's ventilation system. This \$15,000 project, which was approved by the board last year and mentioned during our presentation at the annual meeting, will add a more capable exhaust system, with a variable motor to better eliminate humid air in the building. The new system will circulate the air more often and keep the dampness out of the building. The variable motor should be quieter and less intrusive. As part of this project, a taller exhaust stack will be added as well. We all want to enjoy our decks this summer and the taller exhaust stack should insure we smell hamburgers on the grill and not the sewer treatment plant.

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<i>Next board meeting will be at 15 Turnbridge on Wednesday, March 21, 6:30</i>		
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