



Thank You for the Signatures – The Board would like to thank all those who answered their doors during the first week of February and voted on the change of Board size. We know how important it is for everyone to participate because we are all part of this community. The Board is not paid for our time, but we "walked the vote" to save money on mailing costs and to give us a chance to talk to you one-on-one.

Results of the Vote - You voted to go along with the change in the Board size to seven. You also voted to accept everyone who'd volunteered to serve. We now have an official and duly elected Board.

Street Captains – We got a number of questions during the walkabout and one thing really needs to be clarified regarding the street captains. The Street Captains aren't an extra layer for you to go through. If you see a problem, please call it in to Dannin as you always have. The Captains are just an extra pair of eyes on each street to let the Board know if something is wrong, or has been missed.

2008 Planning - Several projects, large and small, were discussed at the Annual Meeting. Since many of you were unable to attend, we're providing a summary of that discussion. *Please* – This is a summary of an agenda item; the Board reserves the right to change it if we have to.

Building Exteriors

- We plan to have an engineer design a specification for roofs on our buildings. With a specification, we can give all bidders an exact blueprint to bid against and make direct comparisons of their bids. We'll then start replacing one building's roof at a time as money allows, starting with the oldest roofs.
- We plan to paint four buildings; painting those with the oldest paint jobs most in need.
- No staining is planned for 2008.

Parking Lots - We plan to fix some of the worst problems to extend the life of the lots

Fencing - All planned expenditures in Fencing are allocated to Turnbridge:

- The fence next to 1 Turnbridge is rotting and will be replaced, and not repainted
- A small section of fencing will be added behind 4 Turnbridge
- The fence between 16 and 17-20 Turnbridge will be replaced

Lighting - We intend to buy enough posts and lanterns to replace the lights throughout the complex. We plan to make one purchase and then install the posts over a period of time to be determined. The single purchase is so that all the items will look the same.

Landscaping

- The Landscape Committee moved us to perennials at the front entrance last year, and is intending to add perennial plantings deeper into IB. We will still be concentrating along the main drive.
- We plan to prune the crab apples and we're going to look hard at what it would take to prune the taller shrubs and small trees.

Water - One of the wells has a pump that is malfunctioning. This pump will be replaced.

Trash Pickup – Back at Christmas-time, IB was charged \$10 for every tree the trash company picked up. Last month, one of the residents put out some construction debris and wound up having to pay \$50 for BP Trucking to haul it away. You should be aware that "normal" trash will be picked up, but if non-normal garbage is left for pick up, and if Indian Brook is billed, well, don't be surprised to get a bill from Indian Brook. What can get an extra charge? Furniture, exercise equipment, appliances, TV monitors, paint, and the like. Normal trash is what comes out of your kitchen wastebasket. If in doubt, call BP and ask – the phone number is on our website – or take the item to Hopkinton's recycling center (a couple of miles north on route 135; turn left at the end of Elm).

We changed trash contractors last year and are still putting procedures in place. If you have suggestions or comments about this, please pass them along to Dannin or the Board.

Snow Shoveling – Last month's *Babbler* asked if anyone was willing to shovel walks. A young man has expressed interest in



doing so. If you'd like to hire him to keep your walk shoveled, please contact the editor.



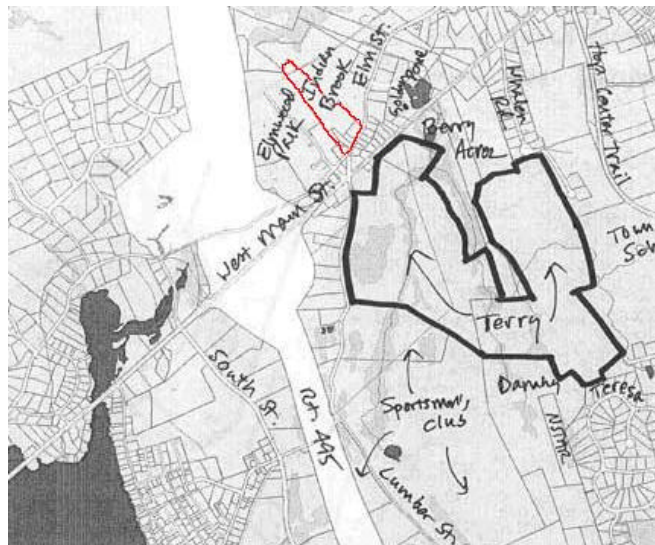
No More Light Bulbs - The incandescent light bulb, one of the most venerable inventions of its era but deemed too inefficient for our own, will be phased off the U.S. market beginning in 2012 under the new energy law just approved by Congress. This is intended to reduce electricity costs as well as minimizing new bulb purchases in every household in America. Australia will be the first nation to make the transition on 1 January. IB light posts are already using compact fluorescents. *Go green!*

Dog Pound - The item that gets the most complaints from our residents, outside of the condo fees, is owners not keeping up with their doggies. With our late winter thaw, it's obvious where our pooches have been doing their business. No one needs to step into dog poop because the doggies have been going in places they don't usually go because of our massive snow build-up in December and January. Owners are responsible for cleaning up after their dogs. You know your doggie's favorite place(s) to make the daily deposit. Please check your pooch's favorite spots, or the winter alternative, and help clean up where the evidence is apparent! And while we're at it, we might as well remind new owners that we do have designated dog areas - the path down to the STP, the big field next to 1 Turnbridge, and the big field between Leman and Birchwood (there's a path).

Newcomer's News - The www.indianbrookcondos.com website has a "getting settled" page to help Newcomers settle into life at Indian Brook. We've been asked to also run some of the information here:

- Register to vote: Town Hall. For more information: <http://www.hopkinton.org/> If you don't vote, we won't listen to you complain!
- Closest grocery stores (no endorsement): Colella's, in town: <http://www.colellas.com/>, Roche Brothers, Westborough and Super Stop and Shop, Milford
- Hopkinton Library: <http://www.hopkintonlibrary.org/hopkinton/> Great Book Sale -- twice a year
- Looking for a Book Club? A Dinner Group? Hopkinton Newcomers Club: <http://www.hopkintonnewcomers.org/>
- Greyhound Friends: <http://www.greyhound.org/> Since 1983, this Hopkinton-based organization has found homes for racetrack greyhounds.

Land Management - www.hopnews.com has a long article on the new Gateway District being planned for our area. The graphic clearly shows how close this proposal is to our complex and its direct effect on our egress and ingress. The Berry Acres area would be surrounded by development, which will impact water flow, wetlands, and lots of other things. Town Meeting is taking this up in the fall.



Neaten Up - Folks have left an inordinate amount of things piled on their front and rear decks (large coolers, multiple pairs of shoes, broken woodwork, etc.). Garbage cans are lurking in highly visible spots. Might we offer a gentle reminder that personal possessions should be neatly tucked away, either on the front porch, or as close to the house as possible?

From the condo rules, a copy of which can be found on the website, "**although decks are common property they are for the exclusive use of the unit owner. Decks are not to be used as personal storage of personal items, toys, bikes, strollers, drying of any items, i.e. clothing towels, etc.**" We know it's hard in the snow, but some of what we see goes past the inconvenience of winter. Thanks for listening.

Board of Trustees	Joe Foran, President, Brian Lachapelle, Florence O'Donnell, Kate Taylor, Kathleen Waldron, Secretary, Roland Janbergs, Toby Peterson, Treasurer <i>Next Board meeting will be at 16 Turnbridge on Wednesday, 20 Feb, 6:30</i>
Dannin Babbler	Problems? Please contact Justin Lopes first, jlopes@danninmgmt.com , (617) 731-0222 Contact the editor at rjanbergs@yahoo.com

March newsletter

Dealing with Compact Fluorescents - The most important thing to remember is to **never use a vacuum** . A standard vacuum will spread mercury containing dust throughout the area as well as potentially contaminating the vacuum. What you should do is:

- Keep people and pets away from the breakage area so that the mercury in the powder inside the bulb is not accidentally tracked into other areas.
- Ventilate the area by opening windows.
- Wear appropriate personal protective equipment, such as rubber gloves, safety glasses, old clothing or coveralls, and a dust mask (if you have one) to keep bulb dust and glass from being inhaled.
- Carefully remove the larger pieces and place them in a secure closed container, preferably a glass container with a metal screw top and gasket seal like a canning jar.
- Next, begin collecting the smaller pieces and dust. You can use a disposable broom and dustpan or two stiff pieces of paper to scoop up pieces.
- Put all material into the glass container. Pat the area with the sticky side of duct, packing or masking tape. Wipe the area with a damp cloth or paper towels to pick up fine particles.
- Put all waste and materials used to clean up the bulb in the glass container and label it "Universal Waste - broken lamp".

Fun Fact – The 29 buildings of Indian Brook sit on 27 acres.