

CSVOA Board –VS- Building Board Highlights

CSVOA Master Board is comprised of 5 unit owners who have volunteered and pay the same monthly fees as the non-members. They volunteer to keep the property value up and the expense cost down for themselves and all other units.

Concord Square is unique in that we have 2 boards representing the community. The CSVOA is the master board that focuses on the Water/sewer, trash collections, snow removal, swimming pool, and recreation area, and the main roadway.

The CSVOA Board is responsible for negotiating contracts for the snowplow, landscaping, pool, trash, etc.

Each building has its own Board. Building L&K and M&N are combined units sharing 1 board each. A few of the buildings have chosen to be overseen by an outside management company.

Each building has its own set of rules and regulations. It is up to the unit owners to know their respective rules and regulations and to abide by them, including their guests/visitors. For example the parking areas, the 15 mph speed limit, pool rules, etc. The rules and regulations are identified as By-Laws and Declarations. They can either be found on our web or can be made available by the respective building board members.

Each building's monthly fees also vary from building to building based upon their specific needs. The CSVOA main board monthly fee is \$125.00 per unit per month (x 262 units = \$36,500 per month) which is paid by the building treasurer, management company, or accountant on the first of each month. The CSVOA budget is available on our website for details.

Unit owners should contact their building board members for questions/reports etc. About their specific unit.

The back roads (blacktop) is maintained by their respective building.

Building repairs such as roofs, sidewalks, landscaping, and sprinkler system are maintained by their specific building.