

**Bacon \ Wilson**  
ATTORNEYS AT LAW

SPRINGFIELD  
WESTFIELD  
NORTHAMPTON  
AMHERST

April 8, 2008

**Via Facsimile**

Rosemary Costa and  
Board of Trustees  
Doverbrook Estates Condominium Trust  
c/o Victor H. Ascolillo, Esq.  
4 School Street  
Westfield, MA 01085

Dear Board Members:

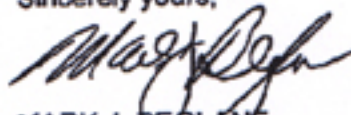
This letter is being written in response to a request by Victor H. Ascolillo, Attorney for the Board of Trustees, for clarification of my prior opinion letter of February 12, 2008 and conversations with a Unit owner.

I stand by my opinion letter of February 12, 2008, and told the Unit owner in my conversations as much. I indicated to the Unit owner that the meaning of "de minimis" is for a judge to decide and is not my decision.

I indicated to the Unit owner that if a Court found the change to be de minimis the Board-approved changes to the Unit would stand. However, if the Court found the changes to the Unit not to be de minimis, then the Board would have exceeded its authority in approving the changes to the Unit and corrective actions would have to be taken as outlined in my opinion letter.

Therefore, I stand by my opinion letter of February 12, 2008 which was written by me freely, without coercion.

Sincerely yours,



MARK J. BEGLANE

MJB/nsp  
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