

English Meadows Property Owners Association (EMPOA)

Board of Directors Meeting

November 18, 2010

John Mason called the meeting to order at 6:00 p.m.

Board members present: John Mason, Diego Amador, Lori Underhill, Pat Wysong, Paul Pirotta, Nancy Case, and Nick Miller.

Residents present:

Minutes:

It was moved by Diego, seconded by Paul and passed unanimously, to approve the minutes of the October 25, 2010 meeting.

Open Resident:

A resident questioned neighbors placing lawn clippings under pine trees in the commons area with information provided that if the clippings are more than 4-inches deep, it will kill the trees. The board concurred that residents should not place lawn debris in the commons areas.

A resident questioned a neighbor placing a trailer behind their home. While Delhi Township ordinances indicate that this is allowable, our subdivision regulations do not allow for parking trailers anywhere outside of a building; therefore, residents who own trailers must park them inside their garage or at another location.

Information regarding the above issues is to be included in the letter sent to residents with their dues notice.

Treasurer's Report: Nancy reviewed the October financial reports. It was moved by Pat, seconded by Paul and passed unanimously, to approve the treasurer's report as presented.

Adjustments to the 2010 budget were reviewed and it was moved by Pat, seconded by Lori and passed unanimously, to approve the adjustments to the 2010 budget as presented.

The 2011 proposed budget was discussed with the following modifications being made: The "commons area" title be changed to "landscape committee" and no change be made in the dues amount. Discussion was held on the drain assessments with Lori classifying that the 2010 assessments are for 2009 work; therefore, we will see the 2009 pond work in the 2011 assessment. Nick proposed that we establish guidelines for the landscape committee, John is to contact Lake State regarding the potential for an annual contract for both lawn care and snow removal, and Nancy is to check on other banking institutions where interest is paid on all accounts. It was moved by Pat, seconded by Paul and passed unanimously, to adopt the 2011 budget as determined in tonight's meeting.

Old Business:

Ponds - Paul questioned whether answers had been found on goose control. Nick reported he did not have any answers yet.

Lots -No new information.

Commons Areas and Walkways - Paul reported that there is a crack in the sidewalk at the corner of McCue and Haddon Hall. Information was presented that the sidewalk is under the jurisdiction of Delhi Township and they should be contacted regarding commons area sidewalks with repairs being at their discretion (we will be assessed at that time).

Community Garden - Cleanup for the year has taken place.

New Business:

Dues letters were discussed. Pat will e-mail the draft letter to the board for review and with Lori's help will get them mailed on November 22, 2010.

Next Meeting:

The next meeting is scheduled for Monday, January 10, 2011 at 6:00 p.m. to be held at Diego Amador's, 1580 Groombridge.

Adjourn:

The meeting was adjourned at 7:25 p.m.

Patricia Wysonz, Secretary

NOTE: These minutes will be presented for approval at the next regular meeting.