

Middleton Estates Community Association
Carlisle, PA 17013
Monthly Board Meeting

Date: August 8, 2023

Time: 6:30 pm

Location: Stuart Community Center

Board Members in Attendance: Jan Verow, Christina Gerlach, Patricia Mainhart, Jordon Michaels, Jennifer Michaud, Jim Porter,

Board Members Absent: Shana Strohecker

The meeting was called to order by Jan at 6:20 pm.

Open Floor - Waived since no homeowners were present.

Approval of Minutes - Minutes of the July 11, 2023 meeting were distributed and reviewed. Jan moved to accept, Christina seconded and acceptance was unanimously approved.

COMMITTEE REPORTS

Budget/Finance/Delinquent Accounts & Notices – Letters have been recently sent to six homeowners with past due balances in excess of \$200. One of the six had previously agreed to a payment plan to bring the account current but did not follow through. One other homeowner's account has been sent to our attorney to begin collection efforts and they are disputing the amount owed. Another homeowner has had legal action initiated.

The Board continued the discussion of dues increases and will finalize the projected amount of the increase at the September meeting. The increase will take effect in April 2024. Homeowners will be notified in writing of the projected increase after the September meeting so that they will have some lead time to prepare for it.

Architectural & Maintenance – We have been advised that paving will be done on Heron Drive and a portion of Partridge Circle beginning on or about August 22. Signs will be placed in advance.

NEXT MEETING DATE: The next monthly Board meeting is scheduled for September 12, 2023.

The meeting adjourned at 8:02 p.m.

Submitted by Jim Porter

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