

Middleton Estates Community Association

Carlisle, PA 17013

Monthly Board Meeting

Date: January 12th, 2020

Location: Stuart Community Center

Time: 7:00pm

Board Members in Attendance: Justin El-Hajj, Kathy Kauffman, Katie Landis, Joshua Arvey, Jennifer Michaud, Janna Books, and Joe Tubioli

Board Members Absent: None

Agenda:

1. Call to Order: Justin called the meeting to order at 7:00pm
2. Open Floor: There were 0 member(s) in attendance.
 - Open Floor Closed: 7:01PM
3. Approval of minutes:
 - Approval of December minutes
 - Josh motion to approve December minutes. Kathy seconded the motion
 - 7-yays
 - 0-nahs
4. Old Business
 - None
5. Business Arising/New Business
 - We are still waiting for paperwork to be confirmed by the bank to switch bank accounts. We are hoping for a more detailed timeline to give at the February meeting. Once we are switched over we will try to get as many members linked to automatic payments.
 - Snow removal spending
 - We went \$1,550 over our snow spending budget with the December 2020 storm.

- Justin negotiated with our snow removal company and we will get a free salt at the next snow storm.
- Justin made an emergency decision to get extra salt put down for the safety of the residents.
 - Salt was \$50 per bag.
 - We have extra for future snow storms
- Changing our HOA website domain name. Josh motioned to change the website to middletonestateshoa.com Justin seconded
 - 6-yays (Justin, Kathy, Katie, Joshua, Jenn, and Janna)
 - 0-nahs
 - 1- abstained (Joe)
- Dog Park- Joe brought up the idea to put chain link fence around the baseball field to create a dog park.
 - Justin contacted the insurance company. It would be about \$300 extra a year to have the dog park with the fence.
 - There was discussion about the increase of maintenance that goes with the fence.
 - Discussion was brought up about injury that could occur, but that would be covered through the insurance.
 - At this time it is not fiscally possible. A compromise might be mowing the field more frequently during the summer.

6. Committee Recaps

- Finance Committee
 - No updates
- Recreational Committee
 - Jenn proposed any idea about the no creek access sign. We should use it as an announcement board. It does get foggy and could get hard to read. Possible even add fitness details
 - Welcome packet- 1 page double sided with basic information. – Katie might have a draft and will get it to Jenn
 - Josh, Jenn, and Shannon will work on a letterhead
- Publicity Committee
 - Josh proposed to post announcement on each property that states Newsletters can be found on the new website Jenn seconded

- Discussion- We need some hard copies- An outdoor brochure box will be placed on the HOA mailbox and physical copies can be picked up here if needed.
- New proposal- print 10-15 copies to place in the box on the side of the HOA mailbox, post newsletter on website, and subscribed emails. Announcements on each property stating the changes.
- yay-7
- nah-0

7. Budget:

- Reviewed Financials

8. Announcements

- None at this time

9. Ending Items

10.Meeting Adjourned: 8:00PM

Next Monthly Board Meeting: February 9th, 2021

Meeting Minutes Submitted By: Joshua Arvey