

Middleton Estates Community Association

Carlisle, PA 17013

Regular Board Meeting

Date: September 14, 2010

Time: 6:30 pm

Location: Stuart Community Center

Board members in attendance: Tracy Sharp, Katie Landis, Arlene Galla, Judy Hershey, Phyllis Hinderliter, Jan Verow (late), Travis Young (late)

Board members absent: Tonya Kirkpatrick (Resigned as of 9/14/10), Maureen Clay

Agenda:

The meeting was called to order by Tracy.

The following items were brought up by the Association Members:

- Denise - Renters in 61 Partridge are parking along the grass in the back. This makes it hard to get other cars in and out. Not obeying the dog leash rule. Other neighbors are constantly cleaning up after their dogs. Not always moving items on Wednesdays for mowing. Weeds are also getting bad at 61 and 63. She also thinks the park looks good. We will send a letter to the tenants and Tracy will call the landlord. Also asking visitors to park out front.
- 73 Partridge, vacant and the weeds are encroaching on the neighbors. Tracy will contact the attorney or realtor who has the listing to get it taken care of and kept up.
- The IWS can from the park was accidentally removed. Tracy will e-mail them to make sure it is returned.

The following items were discussed from the Agenda:

- Resignation of Tonya Kirkpatrick effective September 14, 2010
 - She will write a small note to be put in the next newsletter
 - Motion by Tracy, Second by Arlene to accept
 - Kellie Peterson was next in votes and will be asked to join the Board, formal acceptance will be done at the next meeting
 - New Vice president suggestions will be taken and voted on next meeting
- Approval of Meeting minutes from August 17, 2010 – The minutes were edited for proper wording. A motion by Tracy to approve, seconded by Phyllis, there were no objections.
- Financial – Katie Landis
 - CD that matured was transferred to the Money Market account
 - Katie made a motion, Jan seconded to move \$14,000.00 from the Money Market to start the new CD at Metro bank with an interest rate of 1.6% for a 2 year term, all approved.
 - Account clarification letter was reviewed by the Board
 - Late Fee and Warning policy was also reviewed by the Board

- Work Order requests from PPL by Arlene – no documentation as to what the work order is for. Must have that before we can sign that we agree to it.
- Website – Jan
 - By-laws, covenants and restrictions, and the amendments would be uploaded by September 14, 2010.
 - Arlene noted that they were not scanned straight and it looked sloppy.
 - Format will not be changed until the end of October
 - Calendar was not correct about the meeting
- Trash and recycling –
 - Small can should be here around October 1
 - York Waste cans were removed
- Maintenance/Architecture –
 - Park Update –
 - Put poles along the ledge to the left of the horseshoe pits to keep people from falling. Judy will get a cost for the Board.
 - Costs to fix the park are estimated to be around \$450 total (not all bills have come in – wood chips), less than half the price the landscaper quoted
 - Removing the fallen tree that hangs out over the creek – Travis and Jason Hershey will find a time to do it this fall
 - Painting the other side of the pavilion – the contractors (Bitner Brothers) painted one side (towards the houses) but not the side towards the creek
 - Estimated with about 2 gallons of outdoor paint about \$50
 - Ask at paint store if we need to prime it before painting
 - We will set a date for painting and tree chopping
 - Arlene made a motion, Tracy seconded to put a new tree in to replace the one that was removed at a cost of \$140. All agree.
 - For Sale Sign Clutter – Jan has ordered a sign to go out front to replace all of the individual realtor signs.
 - Light Pole Update – Arlene
 - Spots for poles are marked and they are waiting on PA One to get permission to dig to install the poles.
 - Arlene will e-mail us when she gets word that work will start
 - Light by the sign is out and not fixable. We will wait to see how the light level is with the other burnt out light bulb replaced.
 - Light for the garage has changed but there is a new one that looks the exact same just with a different item number
 - Lawn/Snow service bidding
 - Collect names for who we could get to give us bids
 - Arlene presented an Architectural approval form
 - Katie asked why they needed to know the cost, Arlene responded it was needed for a permit
 - Jan mentioned there needed to be non-Board members on the committee. Tracy also noted that there should be other members who live in different styles of homes.
 - Items that have not been done before are brought before the Board for approval

Meeting adjourned at 8:30 p.m.

Minutes submitted by Katie Landis; approved minutes submitted by Kristin Brown