

Middleton Estates Community Association
Carlisle, PA 17013
Regular Board Meeting

Date: November 13, 2012

Location: Stuart Community Center

Time: 6:30 pm

Board members in attendance: Tracy Sharp, Katie Landis, Judy Hershey, Jessica Sheets, Bea Fisher, Kathy Kaufmann, Jan Verow

Board members absent: Denise Adams, Steve LeGros

Agenda:

Tracy called the meeting to order at 6:39.

Open Floor: (1 member in attendance)

- **Resident brought quote from John Gleim on Drainage issue** behind houses 1-15 Partridge (first building). After heavy rains, water runs down higher yards onto patios.
 - Proposal #2 would probably be best—have water run into storm water drains into the street; upsize pipes.
 - Proposal #1—fewer supplies and lower cost; dig up pipe and replace; more time consuming.
 - Proposal #3—put drainage grates outside patios; shape yards down into them.
 - New paving would make it higher.
 - Next building has same problem (last four, according to Tracy); ground has settled and sidewalk sank with the ground and is exposed.
 - Could be done this year. Seeding would be done. Want to avoid winter mud pit. Perhaps early spring instead. Would price change?
 - Jason will have them come back and look at building 2.
- **Paving update**
 - Randolph got the verbal ok. No money has been given to them yet. Waiting on weather to cooperate
 - They are going to mill some areas.
 - Randolph has 2 year warranty.
 - Gleim \$6,500 higher.

Open Floor Closed at 7:05 pm.

The following expense items were discussed from the agenda:

- **Approval of meeting minutes from 10/9/12** – Motion was made by Katie to approve. Seconded by Tracy.
- **Architecture Issues** – Bea
 - Email from 114 Heron (Tim Keasling). Wants to enclose his patio like 38 Partridge.
 - 132 Partridge – spouting falling off. Rental unit. Landlord is Dennis Kelleher.
 - Permission not needed to get new roof if not changing color.
- **Maintenance Issues**
 - Juvenile probation called about the kids caught at the park. They are doing community service and restitution.
 - Front entrance perked up a little bit—dead tree out.
 - New flag and light bulb to be put in.
 - Email from Kimsan Ting requesting two trees be replaced in community area behind them and one in front of the house (38 Partridge).
 - Residents who paid to replace trees should be reimbursed for what it would cost the HOA to replace one now.
 - Tracy asked Jan to get her a list of those who replaced trees on their own and list of missing trees. Tracy will let him know it will be done in the spring.
- **Financial Report** - Katie
 - Four people taken to DJ last month (nothing gained); going for five tomorrow.
 - Maybe find a better way other than filing with the district justice (lose money when filing). Residents get a certified letter from DJ.
- **Loose Ends**
 - Tracy did not get to look into the park gate issue.
 - January – will need to start preparing for the meeting in March. Jan will chair nominating committee.
 - Judy has list of contact information for booklet. Katie will provide name and house numbers.
 - Passed around Summerfield newsletter for layout and info ideas.

Meeting Adjourned at 7:51.

Submitted by Jessica Sheets 12/1/12.