

ALLENVIEW HOMEOWNERS
Board of Directors' Meeting
 Tuesday, March 24, 2015 at 6:30 PM
 Messiah Village Board Room

| Board Member | Term | March | April | May | June | July | Aug. | Sept. | Oct. | Nov. | Dec. | Jan. |
|------------------|------|-------|-------|-----|------|------|------|-------|------|------|------|------|
| Betty Dick | 2016 | A | | | | | | | | | | |
| Jon Forry | 2016 | A | | | | | | | | | | |
| Brad Stump | 2016 | X | | | | | | | | | | |
| Gina DiStefano | 2017 | X | | | | | | | | | | |
| Jessica Miller | 2017 | X | | | | | | | | | | |
| Debra Wallet | 2017 | X | | | | | | | | | | |
| Kim Deiter-James | 2018 | X | | | | | | | | | | |
| Linda Echard | 2018 | A | | | | | | | | | | |
| Meg Kelly | 2018 | X | | | | | | | | | | |

1. Call to order: Meeting called to order by D. Wallet at 6:35 PM.

2. Homeowner concerns:

Stephen Kline, 846 Allenview Drive

Mr. Kline stated the oak tree on the corner near 848 Allenview needs both dead and live branches pruned. D. Wallet said Good's Tree Service did work with a former Board member to create a list of trees to be taken care of and it was prioritized to do what was within the budget. If this tree is not on the list, it will be added.

Mr. Kline would like to know if the cable going across the roof of 938 Allenview, which has been there for several years, has been approved by the ACC. Another concern is a rock garden protruding into the yard between 838 and 840 Allenview, which is an obstacle for mowing.

Mr. Kline did read in previous minutes it was noted to have the stumps removed behind his section of homes and wants to make sure it remains on the list to be taken care of.

When new asphalt was put in near Mr. Kline's home, it covered up the drain to the street, causing the water to back up in his gutter. It had been cleaned out in the past and he requests that it is done again.

Mr. Kline asked if it was possible to do email alerts for when the snowplows are coming around. It was suggested postings on Facebook would be an easier method.

Mr. Kline asked for a detailed description of what is needed for landscaping and snow removal for him to solicit bids. He would like something for fence replacements as well. B. Stump and D. Wallet will be working with the ACC to create a detailed description for fence replacements.

Mr. Kline would like to hold a one-day event in the grass area near his home. He confirmed everyone in attendance would be adults over the age of 21, with a maximum of 30 people. It would be an afternoon event. D. Wallet asked that Mr. Kline submit a written request to the Board.

3. Officer Elections

- a. President: G. DiStefano nominates B. Stump, J. Miller seconds, motion passes
- b. Vice President: G. DiStefano nominates D. Wallet, B. Stump seconds, motion passes
- c. Secretary: G. DiStefano nominates J. Davis, K. Deiter-James seconds, motion passes

- d. Treasurer: B. Stump nominates B. Dick, G. DiStefano seconds, motion passes

4. Committee Appointments

- a. Architectural Control Committee:
 - i. Motion made by D. Wallet for the Board to formally appoint the following people to the ACC: Linda Echard, Brad Stump, Vicki Strawn, Joan Stokes, Marie Clark, and Debra Wallet. G. DiStefano seconds the motion, motion passes.
 - ii. G. DiStefano nominates D. Wallet
- b. Recreation Committee: G. DiStefano nominates K. Deiter-James
- c. Nominating Committee: J. Miller nominates G. DiStefano
- d. Audit Committee: G. DiStefano nominates J. Miller
- e. Budget Committee: G. DiStefano nominates B. Dick
 - i. The Board agrees to formally appoint committee members at the April Board meeting.
- f. Maintenance Committee : D. Wallet nominates B. Stump and J. Forry to Co-chair
 - i. The Board agrees to formally appoint committee members at the April Board meeting.
- g. Publicity Committee: G. DiStefano nominates J. Miller
- h. Gardening Committee: The Board agrees to nominate a chair at the April Board meeting.

Motion to approve committee appointments by D. Wallet, G. DiStefano seconds, motion passes.

- 5. Approval of minutes from the January meeting:** Motion to approve minutes by M. Kelly, G. DiStefano seconds, motion passes.

6. Pool Report – G. DiStefano

- a. Tentative opening date for Aqua Specialists is April 22.
- b. An ad was posted at the high school for lifeguards. Former guards were contacted and several confirmed they are returning. The youngest a guard can be is 15-years-old.
- c. There is concern with the soda machine vendor because he was unreliable in keeping the machine filled. A profit is not made on the soda. G. DiStefano will contact the company and also look into several other suggested ideas.
- d. Memorial Day weekend the pool opens for swimming.
- e. G. DiStefano will get pool information to J. Miller for the next newsletter. Pool cards will be printed by Konhaus again.

7. President's Report - none

8. Treasurer's Report

- a. Updated financial statements were reviewed. The attorney continues collecting outstanding dues from homeowners.

9. Committee Reports

- a. Architectural Control
 - i. There was not a meeting held this month since the committee was just approved. The ACC will discuss fences when they meet.
 - ii. A letter from 902 Allenvue was received disputing the fine imposed. D. Wallet states there was a legitimate reason for the fine and moves to maintain the fine as previously assessed, G. DiStefano seconds, motion passes.
 - iii. D. Wallet asked J. Miller to clarify in the next newsletter that the ACC meets the Monday one week prior to the Board meeting, which is held on the fourth Tuesday of the month.

- b. Recreation – K. Deiter-James
 - i. K. Deiter-James will look into when Orchard Glen and Winding Hills are holding their yard sales so that Allenvue can have theirs at the same time. The dates will be given to J. Davis for advertising in The Guide, Craigslist, and Penn Live.
 - ii. A suggestion was made to create interchangeable signs for the yard sale, pool party, and other events.
 - iii. K. Deiter-James will contact the township about possible holding a National Night Out event.
- c. Nominating - none
- d. Audit - none
- e. Budget - none
- f. Maintenance – B. Stump and J. Forry
 - i. Good’s Tree Care submitted a proposal for the 2015 Plant Health Care Program.
 - ii. Landscaping bids: Several companies have expressed interest in submitting a bid. Shope’s contract for landscaping runs through 2016.
 - iii. Snow removal: Shope’s snow removal contract ends in 2015. A proposal will be submitted for a one-year contract so that it runs out the same time as the landscaping contract; the cost will be the same.
- g. Publicity – J. Miller
 - i. A newsletter will be drafted for the next meeting. Please send ideas to J. Miller or J. Davis.
- h. Gardening - none

10. Manager’s Report – J. Davis

- a. Resale certificates were prepared for 638, 650, and 912 Allenvue Drive.
- b. All of the outstanding resale certificate fees have been received. The homeowner at 805 Allenvue Drive still owes the initiation fee.

11. Other Business

- a. 330 Wister Circle
 - i. The homeowner was assessed \$100 per each violation for a total of \$1200. Another letter will be sent out giving the homeowner time to correct the violations or \$250 will be assessed per violation.
- b. Dog waste
 - i. J. Miller proposed the idea of dog waste stations throughout the neighborhood. G. DiStefano stated they would have to be restocked with bags and feels those who choose not to clean-up after their dogs would not use the waste stations. B. Stump said it is not the responsibility of the Association. If someone is seen not cleaning up after their dog, it needs to be reported to the police through the non-emergency line because it is a township violation and the person could be fined. J. Miller will include the non-emergency contact number in the next letter.
 - ii. G. DiStefano said there are people interested in a dog run, possibly with four fenced runs in a row. Issues to look into would be the location and the liability involved.
 - iii. D. Wallet expressed concern about dogs being on the tennis courts. J. Davis will contact P. Gridley to ask about possible damage that could be done to the new surface. J. Davis will also look into updated signs that possible state the courts are to be used for tennis only.
 - iv. K. Deiter-James discussed ideas to keep up with more current neighborhoods that have areas for children to play. One idea was to have a wooden boat built for children to play on.

12. Meeting Adjourned: 8:10 PM, March 24, 2015

Next Meeting: April 28, 2015 at 6:30 PM in the Messiah Village Board Room

Submitted by: J. Davis