

Roger Fleming

From: alzuccarello@aol.com
Sent: Friday, April 20, 2012 7:46 PM
To: webmaster@yardleyvillage.com; flemingref@comcast.net
Subject: MINUTES: YV Council Meeting of 3/092012
Follow Up Flag: Follow up
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 Minutes: March 9, 2012 - Approved, unanimous 5/0

YARDLEY VILLAGE COUNCIL MEETING March 9, 2012

EXECUTIVE COUNCIL SESSION:

Meeting called to order @ 09:00 by President Joe Ciasullo
 Attendees: Joe Ciasullo, Joane McNamara, Art DiGiuseppe, Dick Mortimer, Al Zuccarello,
 and Janet Burgess/CSK

Approval of January 27, 2012 Minutes - unanimous (5:0)

President Ciasullo addressed fortunate lack of snow falls to date, resulting in probable 2012's \$60K budget roll-over as a larger share to buffer the 2012-2013 budget, even with 2011's (-\$7K) shortfall. **Action:** related to budget, Janet will send latest \$20K Graystone/Susquehanna Bank CD rate to Joe. Art and Joe agreed to contact Jim Falcone, Finance Committee Chair to discuss investments.

Balance of this meeting spent going over minor corrections, changes, and typos for:

*Restated & Revised DECLARATION of COVENANTS and EASEMENTS for the Village of Yardley
 The primary continuous correction, caught by Art from a deletion by Gilbert Toll, Esq was in Article I, Section 2.3 (c) needing changing to Section 2.3 (b), and recurring throughout - all duly noted by Janet & Joane.

*Exhibit C VILLAGE OF YARDLEY HOMEOWNERS ASSOCIATION BY-LAWS
 Discussion, as above, centered around final corrections & clean-up of this document, with comments on: Address of the registered YV office, Date of the doc, Elections process, Annual Reports audit - all duly noted by Janet & Joane.

It is the purpose of council to distribute these corrected and completed documents to our homeowners & residents at the Annual Budget Meeting on April 25 in the East Goshen Twp building's Meeting Hall. **Action:** Janet will have the corrections accomplished on both documents for distribution.

Joe advised council of homeowner (1736) changing door lock(s) and signing off to waive damage consequence & repairs from HM Security-induced forced entry in event of emergency, false alarm, etc. Related, he also advised YV has not had smoke detector alarms checked & cleaned in 5 years. Jarman Electric performed the service for \$35.00 per home. **Action:** Janet will proceed to secure Jarman's services for Spring servicing.

Re: West End Shutters conditions - council advised 1629, 1630, and 1737 are the worst, with others in varying degree of fade. Moyer (1624) treated his with the '10 year' coating (guarantee of 5 years material + labor) with favorable results. Discussion ensued.

Action: Council members requested to observe shutter conditions at aforementioned addresses.

Though no decision was made during the meeting, Council discussed Barbara Reeves-Cohen's suggestion that we invite Tom Rath, an attorney and resident of Greenhill Estates to speak at our April Annual Meeting re: the status of 'Traditions' senior housing project at the corner of Boot & Greenhill Roads.

COMMITTEE REPORTS

New Attendee: Jim DiCarlo, Maintenance Cmte

Jim advised:

*There is a small supply of posts & mailboxes for immediate repairs, if/when needed. Discussed one resident's work-around repair for broken flap's (ear) hinge.

*Noted Rubin (1669) trash door received its 2nd coat.

*Jim was also requested to observe shutters (per above)

There being no further committee attendees/reports, President Ciasullo adjourned meeting @ 10:45.

Next Council & Committees Meeting scheduled Friday, March 30 @ 09:00 & 10:00 at Joane McNamara's home, 1710. (Rescheduled for April 20 in final preparation for April 25 YV Annual Meeting)

Respectfully Submitted,
Al Zuccarello, Secretary

ADDENDUM:

Council Meeting Action Items - Submitted by Joane McNamara

Joe -

1. Send verbiage to Janet re: election proceedings.
2. Do report on investments and discuss with Art and Jim Falcone (who is in FL) by email or phone.
3. Prepare Report for Annual Meeting Presentation.

Art -

1. Meet with Joe to discuss investments and contact Jim Falcone.
2. Plan to present Financial Report at Annual Meeting.

Janet -

1. Go over By Laws thoroughly to make corrections that were discussed at meeting and noted on copy.
2. Send e mail re: CD interest rates.
3. Contact Jarman Electric Services re: cleaning and testing of alarm systems. If cost is still \$35.00 per unit engage his services. Money is in budget.

Council -

1. Examine shutters at 1629,1630 and 1737 to assist Tony in determining if these are the only ones that need refinishing.
- 2 Check Bob Moyer's shutters (1624) which Bob refinished using the material suggested by Tony. These shutters should last 10 yrs and are guaranteed for 5.

Ed S and Jim D -

1. Walk through Village to inspect all shutters and bring report to next council meeting on March 30th.