

Village of Princeton Homeowners' Association  
Council Meeting  
May 22, 2019

I. The meeting was called to order at 9:07 am by Doug Sizelove. Attending were Council members Dick Linden, Norm Ricker and Jeff Smith. Also attending were Karen Mulvey, Landscape Committee Chair; Janet Burgess and Caroline DeCray, CSK Management, Inc., and Nancy Ames, Recording Secretary.

Election of Officers: Norm Ricker moved that Doug Sizelove remain as President, himself as Vice President, Tom McGinn as Treasurer, Dick Linden as Secretary and Jeff Smith as Member-At-Large. Dick Linden seconded the motion which was then approved unanimously.

II. Norm Ricker moved that the minutes of the April 24, 2019 Council meeting be approved. Dick Linden seconded the motion. It passed unanimously.

The Council reviewed the revised calendar of maintenance and budget events, i.e., snow removal contract.

III. President's Report

Doug Sizelove noted that the new pavilion at the tennis courts is being named in honor of Princeton Village resident, Don Evons.

An update to the alarm system issue is expected at the next Master Association meeting. If it doesn't materialize, Doug will follow-up independently.

IV. Committee Reports

Financial: The Village is \$8,425 over budget for snow removal for 2019. Doug Sizelove will follow-up with Tom McGinn to make a recommendation on addressing the shortfall.

Landscaping: Karen Mulvey reported that the Committee is awaiting a quote from HM Landscaping for planting and watering at the upper entrance to the Village. Meanwhile, the Committee continues to work on tree and shrub planting.

The Committee's priorities are: 1) fronts of houses, 2) backs of houses, 3) forest areas. Funds will be allocated accordingly. Karen Mulvey feels that the budget for landscaping outside of

the Dooley-Pyne contract plus funds already set aside for tree work and drainage issues will be sufficient.

The Council discussed drainage issues in the Village. The Council also discussed the issue of tree branches overhanging gutters. Save-A-Tree will be asked to return to address the problematic branches.

Maintenance: Norm Ricker reported that the repair work at #1184 has been completed. Efforts to find a concrete contractor to replace the asphalt/RR ties steps have been futile. Norm Ricker will continue the search. The Council discussed whether responsibility for repairing or replacing rear entry garage doors falls to the homeowner or to the Village. No decision was reached.

Architectural Compliance:

Approved:

- |       |  |
|-------|--|
| #1195 | Water faucet on deck (complete except for certification)                               |
| #1204 | Propane tank with fireplace insert (complete except for Landscape plan to shield tank) |
| #1184 | Repairs to damaged sunroom - new concrete code-approved footers, etc.                  |
| #1184 | Replacement of secondary HVAC unity  |

Not approved:

- |       |   |
|-------|---|
| #1225 | Front awning to shield from door from sun |
|-------|---|

Pending:

- |       |  |
|-------|--|
| #1219 | Information and specs are being gathered so that a grill can be hard-wired to a stand alone propane tank |
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Miscellaneous:

- |       |                                      |
|-------|--------------------------------------|
| #1216 | Remove storm door -- no ARF required |
|-------|--------------------------------------|

V. Resident Business - None

VI. Old Business - None

VII. New Business - None

VIII. Discussion Items

A. Garage Roof Project Update - The garage roofs at #1179, #1180 and #1181 have been completed. The next building is scheduled for June.

B. Dryer Vent Cleaning - Lint Doctor to begin work soon. Lint Doctor will contact owners directly to schedule cleaning. The cost for dryer vent cleaning will be covered by the Village.

IX. Information Items

A. Owner Balances

B. Miscellaneous Correspondence

C. Work Order Log

D. Security Log

X. The next Council meeting will be June 26, 2019 at 9:00 am. The meeting was adjourned at 11:05 am.

Respectfully submitted,

Nancy Ames  
Recording Secretary