

YARDLEY VILLAGE COUNCIL MEETING-Minutes:

Attendees: Council :George Earle, Rex Cassel, Dan Worden, Roger Fleming, Joe Ciasullo, Art DiGiuseppe

Committees:

Architecture –Steve Keefer

Maintenance-Chairman Jim DiCarlo

Landscape-Chairman Paul Woodruff

CSK Mgt: Janet Burgess

The regular meeting was called to order by President George Earle at 10:02 AM.

The October 16, 2019 minutes were approved.

Resident Business

1746 (Goodale) Council responded November 4, 2019 after the deck issue was re-reviewed. Prior to corrective action being taken, Ms. Lawson was requested to submit plans for the new work for approval by the Yardley Village Architectural Committee Chairperson, Mr. Tony Bruno and the Council no later than November 27th with a planned implementation date. As of the meeting no response had been received.

1727 (Loose) Stone Wall repair issue. Mr. Bruno inspected and approved the repair. The contractor has been notified. Color of the stones will be monitored as part of the repair.

1629 (Schwartz) Mr. Ciasullo responded that the rodents are a homeowner responsibility.

1714 (Cotter) Request to install an emergency generator. Mr. Bruno will follow-up and send the request to Council for action.

New Business

- Mr. Earle reported that work on the Community Center elevator will start in Feb.

Old Business Follow up

- A proposal to undertake asphalt crack sealing work in the entire village by Thomas J. Trampel Professional Coatings has been approved at a total cost of \$13,000. Work on the hot tar repairs has already begun.
- A review of the Yardley Capital Cash Flow Plan was presented by Mr. Fleming. Based upon a new estimated cost from KPl2 of roofing replacements and the 25-

year life of the shingles, it appears that there is a significant gap between what we have in reserve and the cost of the roofs so that there needs to be an increase in the capital funds to cover the costs thru the projected 2026 projected completion date and accomplish the road repaving sometime after 2021. In addition, there is a need to replace the emergency panels at a cost of \$510 each for each of the 138 housing units. The board discussed the various options and came to the conclusion that an increase in the assessment of \$171 per quarter in 2020 would be needed. A motion by Mr. Earle, seconded by Mr. Cassel was made to sell all our equities being held by Bryn Mawr Trust now to save capital and reduce risk. Vote 6-0 unanimous.

Committee Reports

Architecture Committee: Chairman-Tony Bruno.

Steve Keefer reported that the wall at 1727(Loose) was power washed and resulted in a question whether the color would restore itself. A test will take place and Mr. Bruno will follow up.

Maintenance Committee: Chairman Jim DiCarlo.

1668 (Cook) needs to be advised that an enclosed deck is not allowed.

Landscaping Committee: Co- Chairman Paul Woodruff.

1738 (Ebert) replacement of shrubs approved at their expense.

1727 (Loose) Removal of spruce accomplished.

1646 (Dowling) Myrtle removed at their expense

1739 (Flynn) Stumps still present after trees were removed. Cost approved.

Finance Committee Due to the sale of the Bryn Mawr equities a decision was made to inactivate the committee until after equity investing is resumed in several years.

Next Meetings:

Council Meeting Wednesday December 18, 2019 10AM (If necessary)

Open Budget Meeting: Tuesday, December 3, 2019 7 PM

Meeting adjourned 12:08 P.M.

Respectfully Submitted,

Dan Worden, Secretary