

EVERGREEN AT HAMILTON HOMEOWNERS ASSOCIATION
Minutes of Association Meeting
April 3, 2017

Present:

Mike Lawlor, President
Peter Cerra, Vice President
Mary Chludzinski, Treasurer
Jean Pierfy, Secretary
Lynn Thornton, Trustee
Saundra King Trustee
Marty Miller, Trustee
Donna Styles, EPM

President Mike Lawlor called the April meeting to order at 7:00 pm and the Pledge of Allegiance was recited.

Announcements

Mike thanked Walt Augustyn for his service on the board and welcomed Marty Miller to fill his vacant seat with the trustees.

Mike Lawlor said that the Appreciation Luncheon is set for April 27 at noon.

He went on to mention that the trees on Klockner Road have been taken down and that the second phase to level the concrete sidewalk slabs will commence soon. He was applauded when he noted that the township will supply and plant all the replacement trees along the street in the fall.

Lynn suggested inviting a neighbor, who may be a new homeowner, to a monthly meeting.

There were some questions regarding crack sealing and small branches on lawns.

A resident noted that there had been a fire at Locust Hill and everyone should be careful using candles and disposing of cigarettes butts.

Mike spoke about community painting this summer. He stated that wood trim repairs are the homeowner's responsibility and should be made in advance of painting. Decorative wood boxes around the bottom of porch columns may be removed with approval from the Architectural Committee.

Approval of Minutes

Lynn made a motion to approve the minutes of the March 6, 2017 Association Meeting. Saundra seconded the motion, the board was polled and all were in favor. **Motion passed 5/0/2**

Mike noted a spelling error in the Active Adults committee report.

Financial Report

Mary reported that as of February 28, 2017:

Income	\$90,242
Expense	\$67,778
Income over Expense	\$22,464

Association Meeting April 3, 2017

Page 2

New Business

Pool

Peter made a motion to accept a proposal from TLP to disassemble and clean the heat exchanger on the dehumidification boiler. They will also install a new burner plate gasket and seal. The cost of the work is \$946 plus tax. Sandra seconded the motion, the board was polled and all were in favor. **Motion passed 6/0/1**

Note: The funds will be charged to the Long Term Reserve account.

Other Business

Jean Pierfy, as the new liaison to the landscape contractor, read a list of services that will take place.

- Remove debris
- Edge planting beds
- Remove dead branches from trees under 15 feet
- Apply weed control and fertilizer

Mulch will not be applied this year.

Jean noted that there has been some lawn damage and sprinkler head damage due to the snow and ice removal.

Anyone not wanting their shrubs to be pruned, should notify the office and pick up a marker flag.

Committee Reports

Active Adults-Carol Augustyn reported that at least 50 attended the last Bingo. Prizes can be as much as \$250 and there are ten games. The next Adults Club luncheon meeting will be on Thursday, April 20 and the Chant Tones, a senior choral group will be entertaining.

Veterans-Tom Fillebrown invited all veterans (women too) to join them on the third Thursday of every month at 3:00 pm.

Friendship- Julia Tsai said everyone is very friendly in the club and they all have a great time.

Garden and Greenhouse- Faye Arnett stated that approximately 35 people visited the greenhouse and gardens on the Sunday Open House. All garden plots are spoken for and a new table is on order for plants and starting seedlings in the greenhouse.

Pool- Charlie Stewart reported that 250 visited the pool in March and 21 were guests.

Social- Beverly Wyers gave an account of the Oldies Sock Hop that was held on March 11. The next event is a Vendors Fair on April 30 and on June 3 there will be a Take Me Out to the Ballgame Picnic. Beverly explained the event cancellation and refund policy.

Association Meeting April 3, 2017
Page 3

Travel- Marie Evans noted that the first trip of the year is going to Resorts Casino on Sunday, May 21. The price is \$25 and includes a show.

Bible Study- Betty Lizzano invited all to a non-denomination Bible Study that is held every Tuesday at 9:30 am in the clubhouse.

Special May Meeting-Mike informed the assemblage about the May Association Meeting that will feature chair people from all the committees to inform and encourage new and old homeowners alike to get involved and participate in community activities.

There being no further business, the meeting was adjourned.

Respectfully submitted by _____
Donna Styles, Executive Property Management