

*The Reserve at Springton Woods
Residents Association*

The meeting of the Board of Directors of The Reserve at Springton Woods Residents Association was held on June 18, 2018 at 36 Ridgeview Road, Newtown Square, PA at 7:00 p.m. The meeting was called to order by George Simon, Board President. Present were Al Martino, Jack Wiley, Meredith Denovan and Nick Aponte, which constituted a quorum of the Board of Directors.

Upon Motion duly made and seconded, it was RESOLVED that the Minutes of the Meeting of the Board of Directors on May 10, 2018 be approved as filed. Mr. Marino presented the Treasurer's report for May, 2018. As of this date, the Association had a net cash balance in its operating budget account of \$79,562.56. There is 25,116.33 in the Money Market account. There is \$58,278.16 in the Capital Reserve Fund, which will be used for major repair work in our development.

Mr. Marino asked permission to pay the following expenses: hydrant service, insurance, entrance plants, and lawn care.

Upon Motion duly made and seconded, the Board.

APPROVED the payment of these expenses.

COMMITTEE REPORTS

Architectural and Landscaping:

There were no architectural or landscaping requests.

Mr. Wiley reported that the spring inspection took place in early June. The Board reviewed the report from the ALC. There are 23 homes that need to address issues such as excessive mold on stucco areas, faded shutters, bare spots on lawns, and shrub/tree replacement. Letters were sent to those homeowners requesting that these issues be fixed by August 1, 2018.

The first weeding inspection took place on June 15th. Letters were sent to those residents who need to weed their properties before the net inspection on July 1st.

Maintenance Committee:

Mr. Wiley inspected the perimeter fence and found that two rails and two posts need to be replaced. 12 posts and rails are in need of repair. Mr. Wiley will replace and repair the posts.

Finance Committee:

No report

Governance Committee:

No report

Social Committee:

No report.

Runnymede Citizens United

Mr. Aponte reported that GMH is expected to present the final plan for the mid-rise development to the Planning Commission this summer for consideration before being sent to the Board of Supervisors.

New Business:

There was no new business

The next Board meeting will be held on **Monday, August 13, 2018 at 7:00 PM** at 36 Ridgeview Road. There being no further business to discuss, the meeting was adjourned at 8:00 p.m.

Meredith Denovan

Meredith Denovan, Board Secretary

June 20, 2018