

# *The Reserve at Springton Woods Residents Association*

## **MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF 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 12, 2017 at 36 Ridgeview Road, Newtown Square, PA at 6:00 p.m. The meeting was called to order by George Simon, Board President. Present were Suzy Hoffman, Nick Aponte, Jack Wiley and Meredith Denovan, 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 15, 2017 be approved as filed.

Mrs. Hoffman presented the Treasurer's report for May, 2017. As of May 31, 2017, the Association had a net cash balance in its operating budget account of \$91,974.01. There is \$49,313.33 in the Capital Reserve Fund, which will be used for major repair work in our development.

Mrs. Hoffman asked permission to pay the following expenses: hydrant service, copies and postage, Trash Tech, and lawn care.

Upon Motion duly made and seconded, the Board.

**APPROVED** the payment of these expenses.

### **COMMITTEE REPORTS**

#### **Architectural and Landscaping Committee**

There were no requests.

Mr. Wiley reviewed with the Board the findings of the annual inspection of the exteriors of RSW homes. Letters will be sent to those residents whose homes are not in compliance. They will have until August 1<sup>st</sup> to comply.

#### **Finance Committee**

No report

#### **Maintenance Committee**

Mr. Simon led a discussion about the need and procedures to renovate the front and side yards of RSW properties. The Board decided to seek the recommendation from an agronomist before undertaking the project. If the project is approved, the work will begin shortly after the Labor Day holiday and will take upwards of 6 days to complete. A July decision is anticipated

**Governance Committee**

Mrs. Denovan reported that the proposed amendment to the Covenants re \$1000 capitalization fee for new homeowners will be reviewed by the Edgmont Board of Supervisors at the June 13<sup>th</sup> meeting.

**Social Committee**

Mrs. Denovan reported that the Community Yard Sale took place on May 20<sup>th</sup>. 12 homeowners participated.

**New Business**

No new business

**Update on Springton Sewer Association**

Mr. Aponte reported that checks were distributed to homeowners as part of the process of disbanding the SSA.

**Update on Runnymede Citizens United**

Mr. Aponte reported that plans for Trotters Court and Runnymede Drive Mid-rise have not yet been filed with the Township.

The next Board meeting will be held on Monday, August 14, 2017 at 6:00 PM at 36 Ridgeview Road. There being no further business to discuss, the meeting was adjourned at 7:00 p.m.

*Meredith Denovan*

Meredith Denovan, Board Secretary

June 13, 2017