

ANNUAL MEETING

Meeting Date: November 7, 2016

Meeting Place: Stanhope Fire House

Meeting Time: 7:00 p.m.

Minutes

Statement by President

Roll Call – Steve Fetics, Mike Issler, Mary Soccio, Sheila McGraw, Patty Copola

Welcome Remarks – Mary Soccio introduces everyone and thanks all for coming

Minutes of 2015 – Pat Konzelman makes motion to accept, Mike Issler seconds, accepted.

Common Area Improvements – Mike Issler reviews -

Basketball hoop, permanent structure - \$400.00

Water Shut Off repair – Salmon brothers (1,900.00 & 2,000.00 – main, and individual repair)

Concrete replacement

Sidewalk removal

Removal of artificial balconies

State Inspection

Paving

Peterson Tree Removal

JCP&L work

Budget – Steve Fetics

Explains the movement of new website, soon work orders will be done online and credit card payments.

Reviews Budget and explains small increase of 2%.

Explains new snow contractor and the manner in which contract was prepared.

Discusses delinquencies and explains the rent.

Discusses cost of State Inspector

Receivership –

Other –

Judy Jacob discusses loss in market value of unit due to stress sales.

Questions as to insurance vote – most feel that the amount of insurance to be procured (500,000.00) is too high and would like it reduced before voting. Steve Fetics explains the need that unit owners have vs. insurance.

Mike Issler remarks about deck inspections and the reason why this was done and unit owners should be responsible especially as to staining. Association supplies paint.

Owner feels that state inspector should have advised as to violation when they were there.

Election Results – Pat Konzelman – Four nominations affirmed, will appoint another director, Mike Issler receives congratulations and thanks for all he did as a Board Member and hopes to see him return.

Meeting adjourned 8:05 p.m.

Closed – Board

Steve Fetics – President
Sheila McGraw – Vice President
Mary Soccio – Secretary
Patty Coppla - Treasurer