

# Minutes

## Lockwood Chase Community Association - Annual Meeting

March 16, 2016

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Attendees: Bill Coffey, Tracy Mongan, Eileen Solarz, Barbara Peterson, Al Duncan, Sara Nelsen, Rich Brenton, Maria McFadden, Marie Schaible, Linette Prusinowski, Elaine Scott, Tom Allison (New Life Tree Service)

Welcome and Roll Call: Eleven (11) homeowners were in attendance.

Proof of Notice of Annual Meeting: Notices sent to residents 2/16/2016

Approval of Minutes: From last meeting on March 31, 2015

Election of Board of Directors: Elected for one-year term

- Bill Coffey, President
- Eileen Solarz, Secretary
- Tracy Mongan, Treasurer

Reports from Officers and Committees (Files and Financial Records are always open to any resident)

### Report from the President – Bill Coffey

- Our neighborhood has a confirmed infestation of Emerald Ash Borers. There is also a possibility that the Ash Bark Beetle will infest our neighborhood. Mr. Tom Allison spoke at length about the damage that the Emerald Ash Borer has done to our ash trees. A decision was made by those in attendance to take down the ash trees on Lower and Upper Dolphin Drive, Lower and Upper Brookmont Circle and Cedar Drive – a total of 25 trees. Each circle will cost \$1,500 (or a total of \$7,500) to remove all the trees. This was more cost effective than treating the trees for the borers, which needs to be repeated annually. We will replace with one tree on each circle in the fall. We are researching which trees to plant, but the Crimson King Maple was recommended by Barb Peterson.
- There were two dog bite incidences in the neighborhood. A reminder was made to keep control of your dog at all times. If you notice a dog roaming the neighborhood, please call the police on a non-emergency phone line.

- The grate cover on the pond has come off. We contacted Toth Brothers to re-install the cover (at a cost of \$200). Toth Brothers is recommending a new grate cover, which would cost \$500. The Board is presently researching whether or not to purchase the new grate cover. (Toth Brothers did mention the existing 2 x 2 outflow concrete box is only 4' deep, so there is no real damage having it open. It is leaking approximately 10 gal per minute (g.p.m.) and should be sealed off. In August when there is very little recharge, pond drops level, Toth Bros. will photo the problem and seal it off with hydraulic cement, budget \$200 if repair is necessary.)
- Update on Lockwood Sewer Abandonment Project – Rick Smith from East Goshen Township reached out to let us know that they are wrapping up the required work and monitoring of the Lockwood sewer plant abandonment project. There are two steps remaining: 1) Fill and cap off the monitoring wells, 2) Disposition of the fence: keep the fence, take it down, take part of it down. Those in attendance voted to remove the fence. It was also decided not to mow the open space. We will revisit this next year.
- The front entrance lights were replaced.
- The plaque in Mike McFadden's memory will be installed soon.

#### Report from the Treasurer – Tracy Mongan

- The new budget is attached. The dues will continue to be \$350/year
- PA Landscaping (Open Space Mowing) and Weeds, Inc. (Pond Maintenance) will continue as on-going contractors
- It was agreed that upon sale of a given home in which past HOA dues are owed, no Resale Certificate will be provided until past dues are paid in full to the LCCA Treasurer

#### Report from the Secretary – Eileen Solarz

- Lockwood vendor list has been updated – please contact Eileen Solarz for any changes
- Lockwood Residents' Listing has been updated – please contact Eileen Solarz for any changes

Following are the assigned volunteers in our neighborhood. If you would like to “retire” from your position, please let one of the Board members know. Thanks you so much for all your hard work!

- Pond Coordinator – Mary Murphy
- Front entrance – Cheryl McCabe
- Spring Cleanup Day – Elaine Scott
- Sunshine fund – Elaine Scott
- Welcoming Committee – Elaine Scott, Sara Nelsen, Marie Schaible
- Lockwood Facebook and tech support of Lockwood Chaser – Barb Peterson
- Editor, Lockwood Chaser – Valerie Babinecz
- Past President and keep of the volleyball net - Dianne Casper

- Luminaries – Jan Justin
- Open Space Coordinator – Nancy Hirschle
- Keeper of the Lockwood tent – Mary Jo Greco
- Small Projects – Sara Nelson, Elaine Scott & Dianne Casper

### New Business

- A decision was made by those in attendance to pay for a bench in Jennifer Stagnaro's memory from HOA's dues.
- Sunshine Club – Elaine Scott chairs the Sunshine Club. Presently, flowers are sent if there is a death of a resident or parent. Elaine suggested that we expand this. If you feel that someone in the neighborhood is in need of a "pick-me-up", please alert Elaine.
- Welcoming Committee - Elaine Scott suggested that we resurrect a "Welcoming Committee" again. They would visit a new neighbor – and present them with our Resident's Listing, Vendor Listing, By-laws, etc. Sara Nelsen and Marie Schaible will complete the committee.
- Barb Peterson is our Web Designer and would appreciate any comments/suggestions on our web site.

The Board would like to thank all who have helped throughout this year. Anyone interested in volunteering in any capacity, please contact a member of the Board.

Bill Coffey, President  
Eileen Solarz, Secretary  
Tracy Mongan, Treasurer