

## GEORGETOWN COMMONS HOMES

MINUTES OF MEETING – Wednesday, February 21, 2018

President-Donald Masecar; Vice-President- Cecile Horkheimer, Treasurer-David McDonald;  
Secretary-Doretta O'Connor; Board Members-Joanne Smoyer; Julie Gusmerotti

ABSENT: David McDonald

COMPASS: Jordan Debes & Andy Roseto

Meeting commenced @ 6:30 P.M.

### HOMEOWNERS FORUM: Four (4) RESIDENTS IN ATTENDANCE

Sylvia Blake, 44 Huxley Way –Stated, “New pocket doors are a great addition; it even gives room more light”

Pat O’Shea, 2 Huxley Way – Stated, “are there new bugs reported she has them at least once a day”? RESPONSE: Warmer weather brings them out, she is not alone, and everyone stated they have them too.

Doug Meier, 12 Beacon Hills - #1 stated, “The flashing job done on 9 – 14 Beacon Hill is not completed, the end caps by driveways not finished” #2 stated, “Who will take care of dents and scratches on new metal used”? #3 stated, “Will NOT put up with the noise on aluminum flashing. After a thaw and snow and icicles stated melting the racket was so loud he came from back of house to see what was happening” #4 stated, “The new cedar does not match the current cedar stain and work should be done when staining is scheduled so it doesn’t look so different”. #5 stated, “Can it be evaluated to use “beet juice with the salt when a weather event is predicated”?

RESPONSE: the wood flashing over 26 years has deteriorated and replacement was always needed. Aluminum replaced which fits up under cedar siding and a new cedar siding replaced as well will look better and be long lasting, which keeps moisture from building under bricks and siding. Andy will look at end caps finish as needed. Not aware of noise level that the extreme rain and snow melting created. Aluminum flashing is a long term fix verses a Band-Aid fix that wood flashing created. Staining is done on a rotating basis, upper Beacon Hill is on the 2018 staining schedule. The aluminum flashing is being done on five to six units each year, till completed. The cost for “beet juice” with salt is not an option, plus a minimum order has to be placed prior to the year and then paid to have stored till used.

Approval of minutes for Board Meeting, January 17, 2018,

**MOTION by, Cecile Horkheimer to approve; Seconded by Joanne Smoyer, MOTION APPROVED.**

**TREASURER'S REPORT – N/A**

Donald Masecar will contact David McDonald and advise.

**COMMITTEE REPORTS:**

Architecture Committee – N/A

By-Laws Committee – Julie Gusmerotti stated a meeting was held 2/12/18 and is working wording and changes ready for present will be brought to the Board for approval.

Communication Committee – N/A

Clubhouse – Recreation & Workout Rooms – N/A

Emergency Preparedness Committee – Cecile Horkheimer stated the next Crier will have another article for Homeowners.

Landscape Committee – N/A

Library / Welcoming – N/A

Social Committee – N/A

Long Term Planning – N/A

**OLD BUSINESS:**

Kitchen renovations being looked at and further discussion will be at next meeting.

**COMMUNITY ASSOCIATION MANAGEMENT AGREEMENT: APRIL 1, 2018 through MARCH 31, 2021 completed.**

**MOTION BY Don Masecar to Approve; Seconded by Julie Gusmerotti, MOTION APPROVED.**

**The monthly HOA Fee is to be increased \$10.00 monthly, changing from \$250.00 to \$260.00 monthly, and effective April 2018.**

**MOTION by Donald Masecar to Approve; Seconded by Julie Gusmerotti, MOTION APPROVED.**

**NEW BUSINESS – N/A**

**Homeowners Forum: N/A**

**Meeting Adjourned @ 7:12 P.M.**

**Respectfully submitted,**

*Doretta F. O'Connor*

**Secretary**