

Shipley's Crossing HOA Board Meeting Minutes
Shipley's Crossing Clubhouse
522 Donner Way
Millersville, MD 21108
August 23, 2016

1. Monthly board meeting called to order at 6:30 p.m.
2. Board members were present Charlie Kerrigan, Mike Bonk, Linda Summers, Buddy Jackson, and Diane Boyea
3. July board meeting minutes were reviewed and approved
4. Standard Treasurer's report was reviewed and approved

Old / Unfinished Business

- A. Architectural request
 - a. Several request were submitted and all but one was approved. A letter was issued advising the resident that the request was not approved.
 - b. New procedures were completed. Charlie motioned approval, Diane seconded, motion carried.
 - c. Asphalt pad and issues proposal was received from GMC. The proposal needs to be refined and ProCom will contact GMC and ProCom researched these items should be covered by reserves.
- B. Irrigation system – Thanks to Mike, Carroll & Dave for their efforts to map the system. There were 80 valves and heads that were either buried or broken.
- C. RPF's for Landscaping and snow removal are in process.
- D. Harlo Brothers – general contractor bill needs clarification before payment. Payment authorized if ProCom agrees with final billing. Motion from Charlie, second from Linda, motion carried.
- E. Trapping – Three groundhogs from Wherry Pond have been relocated.

New Business

- A. ProCom - One new resident.
- B. Audit of accounting and Taxes needed. Charlie motioned to begin the process, Diane second, motion carried.
- C. Pest Control bids are not in yet. Specific for ants, spiders inside & out.
- D. Pool – Discussion that services need to be carefully reviewed, including but not limited to breaks, cleaning before a new contract is signed.
- E. Janitorial – Cleaning company discussed. No contract they are month to month, no problems identified. Motion to remain the same from Charlie, second Linda, and motion carried.
- F. HVAC – Comfort team is the lowest bid and is providing good service. Charlie motioned to continue, Mike seconded, motion carried.

Homeowners Forum

1. Many questions and opinions voiced regarding new developments on Brightview.
2. C&S Lawn – some residents on the North are not happy. Angela asked that residents with problems contact her to work with C&S.
3. Residents asked if they can bring DVD / WII equipment to use at the clubhouse. Yes, however the Board asks that TV settings be returned to original state when group is finished.
4. Emergency phone – needs to be brought out into the open area, not in locked office space.
5. Mail Problems should be directed to Floyd who has worked with the Post Office in the past.
6. Work Party was suggested – clean the pool furniture, removed trees broken by windstorm. Neighbors helping neighbors.
7. Consider a survey to find views on long-term improvements to our community.