

YARDLEY VILLAGE HOMEOWNERS ASSOCIATION May 18, 2022

YARDLEY VILLAGE COUNCIL MEETING-Minutes

Attendees:

Council: George Earle, Rex Cassel, Dan Worden, Nancy St. Laurent, Roger Fleming

Committees:

Architecture- Tony Bruno

Landscape-Paul Woodruff and Pierre Nolin

Maintenance-Jim DiCarlo

CSK Management: Janet Burgess

The regular meeting was called to order by President George Earle at 10:05 AM

The March 23, 2022 minutes were approved as submitted. A new member of the Council, Nancy St. Laurent was welcomed having replaced Art DiGiuseppe.

President Earle reported that the Membership of the Master Association has been increased from 5 member to 7 members. Projected costs for 18 proposed projects over the next three years including the Community Center, and parking have been generated. Priority is being given to correcting flooding of homes in recent storms (1694-1698).

Resident Business

None

New Business/Council Discussion Items

Appointment of Yardley Council Officers took place with George Earle continuing as President, Rex Cassel Vice President, Dan Worden Secretary, Roger Fleming Treasurer and Nancy St. Laurent, the new Member at Large (replacing Art DiGiuseppe).

Hardie Board deterioration issues at two locations (1630 and 1634) were discussed after reviewing with KPI-2. It appears that the manifolds were reversed or incorrectly reinstalled so that heated, moisture-laden exhaust was expelled behind the shield/cover thus spreading the exhaust back at the Hardie Plank. A tour of the Village is planned to see if any other units had improperly installed manifold covers.

Old Business

The addition of a sign and light on the back of the existing sign at the Yardley West Entrance sign is making progress.

The appointment of a Council Member to some committees was discussed. Rex Cassel volunteered to oversee the Landscape Committee and Nancy St. Laurent volunteered to oversee the Decorating Committee. It was decided to restructure the Yardley Decorations Committee and consider changing

some of the decoration inventory locations. Nancy St. Laurent as the Council Oversight member will review the situation and make recommendations.

The proposal for the Paoli Pike Corridor to connect to the Hershey Mills Community has been reviewed and rejected. The East Goshen Township has been advised.

Committee Reports

Architecture

Mildew on Hardie Board-A significant amount of green mold on the Hardie Plank at 1674 been observed and is being evaluated. It may be related to the mold observed at the back of the houses from 1624 thru 1642. Jim DeCarlo will review and make a recommendation to Janet Burgess.

Some spalling on the walkway at 1701 has been noticed and Jim DeCarlo will review. Salt damage on plantings and porches will be addressed as a future discussion item.

Permanent gas lines on Decks need prior approval and must be professionally installed. Residents are reminded that according to the Rules of the Village of Yardley propane tanks must NEVER be stored inside any building or garage because of safety issues.

Landscape

Paul Woodruff and Pierre Nolin presented a preliminary urban forest report for the Village that has been generated with the help of a consultant. Trees and landscape were evaluated. The list that was developed is not complete because many of the areas behind and between building groups were not included. The report, however, is representative of the tree issues throughout the village. A 5-10 year plan to identify near term issues, remove trees now which will become nuisance or costly problems to maintain a balanced plant-privacy neighborhood was recommended. 46 properties were examined with recommendations being made. Pierre Nolin has volunteered to develop an assessment and cost estimate as the first step. Rex Cassel has volunteered to help Paul and Pierre.

Shrubbery and line of sight may be a problem at the Yardley East Entrance. The shrubbery may be able to be trimmed back by 25-33%.

Maintenance

Jim DiCarlo indicated that some household gates may need repairs to function properly.

Next Meeting June 22, 2022 10 AM

Meeting adjourned 12:10 AM

Respectfully Submitted,

Dan Worden, Secretary