

# ***Hershey's Mill Homeowners Association***

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## **DRAFT – FINAL MA APPROVAL PENDING** Minutes of the Monthly Master Association Meeting May 5, 2016

Attendees: Bob Moser (A); B. Mangos (B); K. Fleming (C); P. Burt (D); L. Chessock (E); J. Keeley (F); K. Grentz (G); R. Rasmussen (H/L/N); B. Mackleer (I); D. Fell (J); R. Herschel (K); (M); B. Grace (O); D. McClemens (P); J. Bové (Q); J. Lutley (S); B. Mertz (T); Judy Bradley (U); B. Cotner (W); Rex Cassel (Y); B. Bronner; (Z) and E. McFalls.

President Boyd Mackleer called the meeting to order at 3:00 PM, and asked for a moment of silence in memory of faithful MA attendee from Ashton Village, Pete Termine. Boyd then reported that in response to Bob Greco's departure from the MA BOD, Bob Bronner has been appointed by the Board to fulfill Bob Greco's term, and that he, Boyd Mackleer, had been elected to serve as President of the Board until the Board re-organizes in July. The minutes of the April 7, 2016 Master Association meeting were then approved as submitted.

Rick Herschel reported on the formation of the Telecommunications Committee and their initial discussions about the future of cable television and communications technology at Hershey's Mill as it may relate to the Comcast Cable agreement which expires in May, 2018.

Ed McFalls reported on on-going communications between Sunoco's lawyer and the attorney retained by Hershey's Mill to represent its interests in the pipeline easement negotiations. He mentioned that Sunoco is being made aware of all the homes within certain distance from the proposed drilling sites, the existence of geothermal wells deep into the ground and the need for sound attenuation baffles between drills and villages homes.

Priscilla reminded the members the Friends of Sullivan House (FoSH) are now conducting their 2<sup>nd</sup> Annual Fundraiser Raffle for a gourmet and wine pairing meal for a lucky winner and up to nine (9) guests. Also, the Sullivan House Committee is hosting an Open House on June 8<sup>th</sup> from 4:00 to 7:00 pm to highlight the new patio furniture and show off the raised floor in the powder room.

It was reported that Daley & Jalboot (architects for planning redevelopment of the Rec Center at the Pool area) have sent out bid documents for the project to four contractors. Pre-bid meetings and inspections have been conducted, and bids are due on May 11<sup>th</sup>.

Boyd Mackleer reported on the fact that his and Joe Bové's seats on the Board will be up for election in July. Both he and Joe are planning to stand for re-election. Any other president interested in running should obtain a Candidate Information Form from Ed McFalls which is then due back by May 25<sup>th</sup>.

Priscilla reported that East Goshen's Zoning Hearing Board had in fact granted a variance to allow Sts. Peter and Paul Church to have a shed within the Rear Yard setback. The MA had expressed that it had no objection to this variance.

Ed McFalls discussed the invite from Green Hill Sewer Association for a tour of the sewer treatment plant in the hour preceding the next MA meeting on June 2<sup>nd</sup> (i.e., 2:00 pm).

Joe Bové spoke about the annual Marketing Survey of new residents and requested all presidents' cooperation in getting their newer residents (2015) to complete the survey. He indicated previous surveys expressed appreciation for the variety of home styles, sizes and pricing, as well as the beautiful, mature landscaping throughout the community. Open Community Day is scheduled for Sunday, May 22<sup>nd</sup> from 1:00 pm to 4:00 pm.

A question was raised about the article in the TV Guide & Digest about the Sports Group's proposed five (5) year plan. Joe Bové related the history of this planning process and the fact that nothing has been decided at this stage, and the Board is planning to wait to gauge the impact of the new Rec Center and its potential parking demands before committing any future land or funding to additional amenity improvements.

There being no additional business the meeting was adjourned at 3:40 pm. The next meeting will be conducted on Thursday, June 2, 2016 at 3:00 pm in the Ardmore Room of the CC, but members are encouraged to attend the Green Hill Sewer Association plant tour by meeting at the golf club parking lot at 2:00 pm.

Respectfully Submitted,

Ed McFalls  
Secretary Pro Tem