

HHA Board - Annual Membership Meeting Agenda - June 9, 2021

Date/Time: Wednesday, June 9, 2021 @ 7:15PM

Location: Clubhouse

Attendees: HHA Board, Nominating Committee

Special invitees: n/a

Objectives: Election/reorganization, review issues, discuss events, discuss new items

1. OPEN OF MEETING
2. Review previous meeting's minutes (May 12, 2021)
3. Election Results/Reorganization
4. Review of HOA practices
 - a. PA Title 68 Subpart D, Chapters 51 through 54 (example 5407 resale cert)
 - b. Declarations and Bylaws, FAQs
 - c. Provide notice for meetings and declare conflicts of interest
5. Treasurer's report -
 - a. Common Op - \$61,040.23
 - b. Townhouse - \$37,873.17
 - c. Comm Res - \$168,512.85
 - d. Town Res - \$3,838.53
 - e. CD - \$12,950.91 - matures April 2022
6. Public Comment on Non-Agenda Items
7. Agenda Items
 - a. Budget
 - b. Newsletter
 - i. Review content for next newsletter
 - c. Pool
 - i. Lifeguard shortage
 - d. Landscaping and Snow
 - i. Landscaping
 1. Common area maintenance
 2. Brandywine Conservancy and Natural Lands Trust - Report update and education opportunity
 - e. Townhomes
 - i. Hastings CT - stormwater drainage system
 - ii. Walkway repair
 - f. Clubhouse
 - i. Consider June re-opening
 - ii. Rental rule review, including pool rental
 - g. Roads and Storm Drains
 - i. Chatham CT Paving Project review
 - ii. Crack sealing and sealcoating quote from All Out Parking Lots

- iii. Somerset CT - hole near storm drain
- h. Committees
 - i. Nominating Committee -
 - ii. Finance Committee -
 - iii. Rules Committee -
 - 1. Proposed rules updates for 2021
 - iv. Street Paving Committee -
 - v. Landscaping -
- i. Trees
 - i. Tree removal for Cambridge & Essex/Chatham CT - 2 trees total - status
- j. Exterior Maintenance
- k. Executive Session
 - i. Closed to public to review legal matters and next steps with delinquent accounts

Next Meeting - July 14 @ 7:15pm