



**Board of Trustees Meeting Minutes
May 9, 2023**

The Board of Trustees Meeting of the Village Grande at English Mill Homeowners Association for April 11, 2023 was called to order at 6:33 pm by Board Vice President, Art Farnum. The meeting was held in the Grande Room at 1 Village Grande Road, Egg Harbor Township, NJ 08234.

Vice President Art Farnum conducted a roll call that confirmed a quorum of Trustees including Jo-Anne Goldberg, Eileen Mayer, Art Farnum and Sue Carey via Zoom. Jeanette Harris arrived at 7:06 pm. Also in attendance were Michelle Do and Michele Balch from DiLucia Management Corporation.

The previously distributed agenda has been amended to include the approval of the pool motor and the account in which the Bocce Court expenses will be taken from.

MOTION made by Eileen to adopt the amended agenda seconded by Jo-Anne.

Vote: 4 in favor, 0 opposed

Resolved: Motion carried

The minutes of the meeting from April 11, 2023, were distributed in advance.

MOTION made by Art to adopt the meeting minutes as distributed and seconded by Eileen.

Vote: 4 in favor, 0 opposed

Resolved: Motion carried

President's Report

- The WiFi bandwidth in the Clubhouse will be increased due to connection issues when there are multiple devices present in the Clubhouse. Today, homeowners attending the meeting have been asked to either disconnect from WiFi or turn their phones off in efforts for a better connection.
- Proposals for the upcoming landscaping contract are due to be received by Friday, the 12th. So far, three contractors have been on site for site visits. Once proposals are received, they will be reviewed with site visits and interviews to follow.
- The Board and Finance Committee have met with legal counsel, Solitude Lake Management (the potential vendor) and Falcon Engineering, the engineers who surveyed the basins, to discuss financing options, the potential causes of erosion, and potential solutions. An educational evening with Solitude Lake Management is scheduled for May 24th at 6:30 p.m. in the Grande Room. Residents are encouraged to attend this informative evening to learn about this project.
- As the community prepares for another memorable summer and pool season. Here are a few reminders for all residents who will be using the pools this summer-
 - All residents must sign in with the lifeguard upon entering the outdoor pool, no matter what entrance is used. You will be asked to note your name, address, number of guests. You will be asked to display your pool badges. Please remember, no guests are

permitted to be in the pool area at any time without an accompanying resident. The lifeguards will following our procedures.

- As you know, the indoor pool will also be open now during the summer. As a reminder, no guests and/or children are permitted in the indoor pool.
- Please be proactive- if you expect to bring guests to the outdoor pool over the summer, passes can be purchased from our community manager.
- Please take a copy of the pool rules and regulations as you leave here tonight.
- The pool deck and sidewalks will also be power washed prior to the pool opening date. Also, another huge shout out to our Men's Club, who will be arranging and organizing the pool deck furniture very soon!
- Thank you to the Maintenance Committee and additional volunteers for working hard to refurbish the deteriorated Bocce Courts. They are now ready to play for the new season.
- The Board will be hosting a CPR course for interested homeowners on May 22nd. An announcement will be made with further details.

Treasurer's Report

The Finance Committee has created Procedure 500 for the financing of the two new reserve accounts with TD Bank. More information to follow.

Board Goals – Update

Boost Transparency and Community

The Conversation with Your Board evening was held and went very well. A main takeaway from the evening was that many of the questions and concerns could have been directed to the Community Manager and answered quicker rather than waiting for a scheduled evening.

Safety and Security

An Emergency Preparedness plan is in the process of being created which details how the information in the Clubhouse will be stored in case of an emergency. An updated resident directory will be printed and distributed to all homeowners in the next few months, so there will be a final call for those who wish to add any emergency contact information into the directory. Emergency contacts should be sent to the Community Manager.

New Business

There was discussion on Flight Control and several residents presented their comments and concerns on the topic. Written submissions were presented during the meeting by Jeanette.

Approval of Flight Control

The Board received three proposals for Flight Control. BrightView Landscaping and Fresh Cut Landscaping have bid for a treatment at 50% strength per treatment and Balance of Nature has bid for a treatment at 100% strength per treatment. It is the manufacturer's recommendation that the treatments may be applied at 50%. The proposal received from BrightView is \$1,340.28 per application, the proposal received from Fresh Cut is \$3,772.39 per application, and the proposal received from Balance of Nature is \$3,305.38. This expense will be taken from the Operations Account.

MOTION from Jeanette to approve the bid from BrightView Landscaping for Flight Control application at 50% strength in the amount of \$1,340.28 per treatment seconded by Sue.

Vote: Sue and Jeanette (2) in favor, Eileen and Jo-Anne (2) opposed, Art (1) abstained

Resolved: Motion defeated

Approval of Bocce Court Repairs

The wooden side structures of the Bocce Courts have been deteriorating. The Maintenance Committee has submitted a proposal for the repair of courts for the cost of \$1,414.00 plus tax for the supplies. This expense will be taken from the Reserve Account.

MOTION was made by Eileen to approve the repair of the Bocce Courts in the amount of \$1,414.00 plus tax seconded by Jo-Anne.

Vote: 5 in favor, 0 opposed

Resolved: Motion carried

Approval of Finance Procedure 500

The Finance Committee has created a procedure that details how the new reserve accounts will be funded. This procedure is also to act as a guide for the current Board as well as future Boards. The procedure details the frequency and how the Community Manager will transfer funds to the account as well as when would be an appropriate amount for the funds to be invested.

MOTION made by Jo-Anne to approve the updated Procedure 500 seconded by Eileen.

Vote: 4 in favor, 0 opposed

Resolved: Motion carried

Approval of Pool Motor Replacement

The Board received a proposal from Millennial Pools for the replacement of the outdoor pool motor as it has rusted and is not in working condition in the amount of \$5,751.00. This expense will be taken from the Reserve Account.

MOTION made by Art to approve the replacement of the outdoor pool motor in the amount of \$5,751.00 seconded by Jo-Anne.

Vote: 5 in favor, 0 opposed

Resolved: Motion carried

Old Business

No new updates reported.

Committee Updates

- **Maintenance** – The committee has inspected the GFCI's on all of the irrigation pits. They have reassembled the pond sprayers and installed the water fountain in the Clubhouse. Maintenance Committee reports are available in the Clubhouse.

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- **Rules** - The Rules Committee is looking to review the procedure for bulk trash items. Many residents have been placing bulk trash items out earlier than the scheduled pick-up week, which begins on Monday of the third full week of the month.
- **Special Events Committee** – Sue Carey reminded that on June 30th the committee will be hosting an entertainment night with dueling pianos from 6:00 p.m. to 9:00 p.m. Shirley Daniels announced that poolside grill officially begin on June 7th, 2023 and will take place on Wednesday evenings.

Trustee Closing Comments

Jeannette reiterated that the educational evening on the basins will take place on May 24th at the Grande Room at 6:30 p.m. Residents are encouraged to attend.

As Art will not be available for the next meeting, he thanked the homeowners for allowing him the pleasure of serving on the Board for the community for the past two years.

The date of the next meeting is June 13th, 2023.

Adjournment

MOTION from Art to adjourn seconded by Jo-Anne.

This meeting of the Board of Trustees has been adjourned.

Respectfully Submitted,
Michelle Do, Community Manager