

August 21st 2021

Shohola Falls Trails End Property Owners Association held a Board of Directors meeting in the Club House on Saturday, August 21st, 2021 at 9:00a.m.

ROLL CALL:

Officers Present

President – Thomas Miller
Treasurer – Vincent D’Eusanio
Secretary – GerryLynn Haak

Members Present

Iris Altreche
Lori-Ann Kinney Bush
Patricia Carey
Kevin Dille

Members Excused

Vice President – Jo-Ann Pollack
Michele Murphy
Robert Personette

Others Present

Mike Cheblowski, Chief Homeland Security
Chris Conklin, Homeland Security
Richard Henry, Attorney

President Miller called the meeting to order at 9:09 a.m.

Property Owners Time:

Property Owner asked for clarity regarding the use of electric children’s vehicle. Chief Cheblowski cited section F of the Trails End POA Rules & Regulations, regarding Vehicular Regulations that those vehicles are not allowed in the community. He further explained that if they are not allowed on PA roads, then they cannot be driven in Trails End. Property Owner then asked “if they could place a long pole to make it more visible?” President Miller answered that we can discuss this suggestion further at another time.

Property Owner asked about possibly opening the pools before 11a.m. next season. Lori Bush answered that swim team practice and daily pool cleaning occurs in the mornings. We can still review hours of operation.

Property Owner asked if pop up trailers can be left open throughout the winter. President Miller said there is no rule but it is not advisable, due to winter weather.

Property Owner said LED lights installed in the parking lot shine into their trailer. President Miller said those lights can be re-angled.

Property Owner purchased lot 2 years ago and was notified that the trailer and fence are in violation of setback regulations. President Miller answered that once fence is removed we can consider a possible variance for the trailer.

Property Owner had damage to his roof and siding. Received a stop work order when doing repair work. President Miller took owner's information and will have the Association Office contact them.

Property Owner asked if the building inspector comes into Trails End. President Miller answered that he does come to the community and can issue stop work orders and condemn trailers, if necessary.

Property Owner noted that they have seen a lot of apparently abandoned trailers in Trails End.

Security

Chief Mike, Homeland Security

- 6 Speeding violations
- 2 Stop Work Orders
- 6 Trespass violations
- 1 Disorderly Conduct
- 3 Unattended Fires
- 1 Property Damage (Gate House)
- 2 Building without Permits
- 3 Medical calls

Legal Report

Rich Henry

- Nothing to report at this time

Treasurer's Report

Vincent D'Eusano

- 91% of full lot dues collected
- 84% of ¼ lot dues collected
- 91% of 2020 dues collected
- 96% of 2019 dues collected
- Quarterly audit is complete. Waiting on report from auditors
- Excavator is paid in full
- Infrastructure CD needs to be signed by all Executives on the BOD
- Double signatures are required for all withdrawals
- Signer cards need to re-signed for verification
- Land Co. has \$27,000 CD matured on 9/14. Request to round up to \$30,000 to place into 1-year CD

MOTION: by Thomas Miller to place \$30,000 from the Land Company into a 1-year CD **Second:** GerryLynn Haak **ABSENT:** Michele Murphy, Robert Personette and JoAnn Pollack **VOTE:** All others in favor

MOTION: by GerryLynn Haak to pay the bills **Second:** Lori-Ann Kinney Bush **ABSENT:** Michele Murphy, Robert Personette and JoAnn Pollack **VOTE:** All others in favor

Concession/Bar

GerryLynn Haak

- Reports will be emailed

Recreation

GerryLynn Haak

- Tricky Tray event is today (8/21st)

Maintenance

Thomas Miller

- Nothing to report at this time

Land Use

Vincent D'Eusanio

- Second notices are not being noted as 2nd offenses

Contracts

Kevin Dille

- Nothing to report at this time

Discussion held regarding any mask policy to be implemented. Employees and volunteers will be required to wear masks until further notice. Property Owners are asked to wear a mask for the safety of others.

MOTION: by Lori-Ann Kinney Bush to accept the minutes from the July Board of Directors meeting with noted corrections included **SECOND**: by Iris Altreche **ABSENT**: Michele Murphy, Robert Personette and JoAnn Pollack **VOTE**: All others in favor

MOTION: by Kevin Dille to close the meeting. **Second**: Patricia Carey **ABSENT**: : Michele Murphy, Robert Personette and JoAnn Pollack **VOTE**: All others in favor

Meeting adjourned.

Respectfully submitted,

George McCormick
Property Manager