

**Duplex Council Meeting
February 23, 2018
2 Dunbar Drive**

Attending: 2 Directors and 2 Residents; Total: 4 from DC

The meeting was called to order at 7:00 p.m.

1. Landscaping Snow Removal Issues

So far there have been no issues or concerns and the residents in attendance felt the snow removal has been going well.

2. Townhome Proposal to change the cost ratio for landscaping and snow removal

Kathleen Reported: After several back and forth negotiations, the TH Council agreed to a 60% - 40% split between the Councils. We are currently splitting it 52%-48% which is not a fair allocation based on the disparity in the number of driveways and the acreage of land. They proposed a 62%- 38% base on the numbers from Russo. That would mean a \$20.00 increase in HOA fees for all home owners. We negotiated that we would do a 60-40 split meaning a \$17.00 increase which will be applied in January 2019. Our HOA fees could increase further base on how our budget fairs this year, but we are not anticipating an additional increase beyond the \$17.00 at this time.

3. There are still 25 DC residents who have not voted for the boundaries yet. We did decrease that by 3 from last month. Every vote counts!

4 on Haskins; 8 on MF; 13 on Scarlet; none on Dunbar

Please encourage your neighbors to vote.

4. Reports:

a) Social Committee event Zocco's Night was very successful with about 40 residents attending. Residents who attended had a great time. Zocco's is looking to work with the Social Committee to sponsor future events.

b) We are currently looking for two new directors for our Duplex Council. Michelle Hoffmann will be moving to Dover, DE to be with her husband who is already living and working down there. Their house is going on the market this weekend. She will be here for an undetermined amount of time, but we need to replace her seat on the board. Also, Diane Corcoran has had an increase in her responsibilities at work and has asked to be replaced. She doesn't want to miss council meetings because she is tied up at work. If you have a slight interest, please contact Kathleen Tracy and discuss how you might serve our Council as a Director.

5. Standards Committee Report: Theda

a) Theda wanted to remind residents that the spring is coming and if you intend to do any work on your home, you must **FIRST** submit an AAI form to Elite so you will not be fined. Right now the fine is \$100 for not submitting a form and another \$75 for starting the work before you have approval. Both fines will apply if you start work without an AAI. At the February 28 board meeting, they are proposing that these fines increase (double). If you have concerns about that, you should make them known at the meeting (7PM).

b) If you have a generator, and you haven't already done so, please fill out the AAI form and send it to Elite. You can avoid a fine if you take care of this right away.

c) Plan ahead! If you want to get something done in the spring, remember the AAI process does take some time. If you need assistance, you can contact a board member or a member of the Standards Committee.

6. Reminder of upcoming events: Please check the WW calendar as changes can be made.

1. Vote on Boundaries (25 DC residents need to vote)
2. Yoga is back on Tuesday nights from 6-7:00pm
3. Conservancy Board Meeting 2/28/18 @ MH 7PM
4. Book Club Meeting 3/1/18 @ MH 7PM
5. Rec and Social Club Meeting 3/13/18 @ MH 7:00PM
6. Standards Committee 3/15/18 @ MH 7PM
7. Next DC Meeting at MH 3/19/18 @ 7PM
8. Tentative Spring Fling and Egg Hunt at MH 3/24/18
9. Conservancy Board Meeting 3/28/18 @ MH 7PM

7. Meeting adjourned at 8:15 p.m.

The next meeting will be **March 19, 2018 at 7 o'clock at The Meeting House**. Please email agenda items to Kathleen Tracy, DC Secretary, at least 1 week prior to the meeting. (Kathleentracy@sbcglobal.net)

Minutes respectfully submitted by Kathleen Tracy