



Minutes Open Meeting – July 19, 2024

Meeting called to order at 7:00 pm. Meeting conducted via Zoom.

In attendance:

Janet Griffin , Dennis Probst, Rita Argenzio Michael DePalma, David Byrne – HOA legal counsel).

1. Motion by

1. Motion by Janet Griffin approve minutes from April 2024 meeting Seconded by Dennis Probst
Vote: Yes by Janet, Dennis, Michael and Rita.

2. Review of Reserve Study conducted by Keith McCann of PS&S. Reserve study notes immediate repairs to main Gazebo and basin behind Pennsbury cul-de-sac. Reserve account is strong, but still requires additional funding.

Motion made by Janet Griffin to adopt reserve study and begin process of securing vendors for basin repair. Gazebo repair can be performed by Rittenhouse general contractor.

Seconded by Dennis Probst

Vote: Yes by Janet, Dennis, Michael and Rita.

Meeting adjourned at 7:45pm