

1/20/22



General Homeowners Meeting- Minutes - 7:00 pm- Zoom -DRAFT

Board Present- Rich McCall-Carol Hudak-Jim Netis- Jim Anderson-Dan Carney-Joanne Grzywinski-Lou Mangerpan

55 Participants-Rich McCall- called the meeting to order at 7:02 pm--Moment of Silence- Silence all phones .

Rich McCall-- Addressed Re-opening of the clubhouses- Covid case numbers on the decline but higher than desired. No announcement yet- will consider reopening when the numbers dictate.

Introduced **Lou Mangerpan** as the newest Board Member - Welcome Lou- ! Responsibilities will be Snow Removal Liaison- and Group Director contact for the Golf League and No Frills Dances.

Dan Carney will be Group Director Contact for Scrabble and **Jim Anderson** the Group Director Contact for Line Dancing

Directors Reports

Jim Netis- Read minutes from 11/16/21 General Homeowners meeting. Motioned for approval- Approved.

Read our Attorney Paul Leodori's comments on the status of NJ Bills - S2861- and S4186

S2861-Regarding discriminatory restrictive covenants in deeds that would restrict ownership of real property.

S4186- Bill extending Covid immunity and indemnification to community associations.

Jim Anderson- Treasurer's Report - November and December 2021.

Carol Hudak- Covid Updates-OC Dept. of Health reports Severe Covid Risk levels. 62.3% have at least 1 vaccine dose.

Free home test kits are now available on 2 websites- usps.com/testkits and covidtest.gov- will be posted on our website.

Covid cases are showing a decline but the number of cases are undercounted due to home testing not reported as yet.

There will be 400 million free N95 face masks made available by the US Government.. They will be available at local health centers and drug stores and wherever you received your vaccine. The N95 and KN95 are the best masks for protection.

Hospitals are under pressure due to staff shortages due to illness and fatigue and are diverting patients to other hospitals.

Please wear a mask- social distance- keep away from large crowds and get vaccinated. Stay Safe and Healthy.

Carol announced the winner of the Holiday Lights Contest as the Fronteras of 31 Swindon Ct. Congratulations!

Joanne Grzywinski- HH Website- the email addresses for free Covid at home test kits are already on the website.

Please send any posts for the website to Joanne's email (in the Courier).Please utilize the website for information.

Dan Carney- Project updates-- Replacement of Flooring and Painting in both clubhouses- reviewing quotes submitted.

Rich McCall- HH Independent Auditor Report - discussed - positive results and will be available in the office on reopening.

Shared a chart of snow plowing costs by amount of snowfall and cost breakdown per household. Will publish on the website and in the Courier. A small snowstorm -5-7 inches- will cost over \$19,000 for snow removal. A 25 inch snowstorm would cost over \$92,000.We have budgeted \$50,000 for snow removal. Any amount spent over that budget amount would require a special assessment to all homeowners.(Last done 5-6 years ago- as snow plowing costs exceeded \$118,000.). Issues with the last snow storm and plowing coordination between Berkeley Twp. and HH will be addressed.

Lou Mangerpan- Snow Plans - The key is coordination and communication with Twp. and our contractor. Had a meeting with Steve - Berkeley Twp. DPW supervisor to determine criteria for plowing. What triggers plans to plow.? It will depend on the weather forecast and Berkeley township notification to the DPW to plow the township roads. Lou- to be in contact with Steve and the Township from start to finish of a storm to coordinate our plowing after the town. Note: people undergoing dialysis will have aprons cleared by the township. Be sure the township has your information-. Looking to provide a map of HH for the contractor to follow the route taken by the township and to alert the community. Please note- we do not have control over those plowing plans. Any further information will be posted on the website. Finally-please clear a path to your front door on your driveway to give access to the First Aid Squad should that be needed.

Call for reports from any standing committees or clubs.

Opened for questions at 7:53pm. - Reviewed procedure for raising your hand on ZOOM .

Carmen-St Patricks Day Dance - status? Clubhouse not open- can't sell tickets - can we sell tickets to other communities?

Can't commit to reopening date at this time. In regards to outside attendance- If the Indemnity bill extension is signed- all would be welcome. If not, we would revert back to our waiver policy and only HH residents would be allowed.

Snow plowing - our contractor will do aprons even if there are no plow driveway signs or flags.

If the clubhouse will remain closed for an extended period-please make a robo call regarding activity and ticket sales.

Ron - Covid free tests available at the pharmacy on Mule Rd. - results in 24 hrs.

Comment on the bill S2861- Florida - N Carolina and S Carolina lost in a ruling by the Supreme Court?

Chesterfield Common area- recommends seasonal burn ? Who is responsible for maintaining ? Followup TBD.

The Hovnanian sanctuary is maintained by the township to prevent forest fires.

HH mask resolution- no fines for not wearing it at the Social club? To be worn at all times except eating and drinking.

Began a personal attack on a board member and was denied ability to continue.

Linda- Three day trips planned for 2022- first ticket sales date scheduled for Feb 10th? Trips must be paid in advance.

Venues require proof of vaccination and masks and will be asking HH residents for proof to attend ?

HC South - people are sick and HH residents are going to events- which is alarming - no masks required.

We are looking out for peoples health not about making money .

Looking to schedule a meeting with the Board to arrange workable options on events moving forward.

Bill and Karen- People not picking up after their dogs. A fineable offense for HH and Berkeley Twp.

A reminder can be made on a robo call and it is also in the Courier every month.

Anthony- New to HH- Comments on reopening with waiver and with the extension of the Indemnification Bill.

Joe- shared his personal views on Covid- vaccines and masks and testing. He is not vaccinated- tests every 2 months and had Covid 1 ½ years ago. It's a personal choice but not here to dispute the Board.

Any issues with the Board decisions- Run for the Board and try and help make a change -don't just complain.

Marianne- Reminder Friday 1/28 is the Men's club food pick up. In the last 6 months -Aug 2021- Jan 2022- 3,500lbs of food has been donated to the Food Bank. Would love to have every home in HH donate a bag.. Please do your part to help.

Rich McCall - thanked everyone for attending and motioned to adjourn the meeting at 8:31 pm- Meeting adjourned.

Next meeting is Feb 8, 2022 at 7:00 pm on Zoom - Open Board meeting.

Respectfully submitted - Jim Netis/ Secretary