

**POCONO MOUNTAIN WATER FOREST
250 LAKEWOOD DRIVE
MILFORD, PA 18337**

**BOARD OF DIRECTORS MONTHLY MEETING
SUNDAY SEPTEMBER 17TH, 2017**

1. Call to Order:

Pat Mastrocovi, President of the board called to order the regular meeting of the Board of Directors of the Pocono Mountain Water Forest Community Association at 9:05am in the Pocono Mountain Water Forest Clubhouse.

2. Roll Call:

- **Bill McCarthy**
- **Pat Mastrocovi**
- **Pat Lynch**
- **Kim Alexander**
- **Jane Opfer**
- **Bill Manheim**
- **Matt Schwenger**

Absent were:

- **David Daniel**
- **Marc Wetzel**
- **Bill Smart**
- **John Grohl**
- **Mike Manheim**

3. Approval of Minutes:

Pat Mastrocovi, Board President called for approval of the minutes from the August 2017 monthly meeting. Jane Opfer made a motion for the minutes to be accepted and Bill McCarthy seconded the motion. All were in favor.

4. President's report:

Pat Mastrocovi reported that the cut back of the trees along the road had begun. The company being used this year is charging us \$900.00 a day, a saving of \$700.00 a day from the company used last year. The pool is scheduled to be closed for the season on Tuesday (9/19/17). The taxes for 2016 have been completed.

5. Treasurer's report:

Kim Alexander reviewed the month of August's income and expenditures. A review of the first quarter of the budget was reviewed.

6. Committee reports:

- A. Roads – Pat Mastrocovi reported that another round of pothole repair would be scheduled.**
- B. Building – Marc Wetzel was not present.**
- C. Maintenance – Bill McCarthy reported that we have continued seasonal work. The ceiling in the office was repaired. Updating the fire pit in the clubhouse was again discussed.**
- D. Recreation – Kim Alexander reported that the next event would be the trunk or treat at Halloween in the parking lot. A Christmas party is in the works.**
- E. Aoca – Jane Opfer reported that there was no AOCA meeting this month.**
- F. Security – Bill McCarthy reported that a message was observed on social media regarding someone in a black car approaching a young girl walking home from the bus. Officer Vitale has been investigating the matter. The new Police car was again discussed. Pat Mastrocovi had a discussion with the bank and found that financing through a car dealer would be better than dealing directly with the bank.**

7. Old Business

- A) Kim Alexander received a proposal from ADP for processing the community's payroll. It was discussed, but the board still had some questions about the service. Kim Alexander was going to**

find out more details and bring them to the board at the next meeting.

B) A proposal was submitted by 3 J's service to switch from regular phones to internet based phones.

C) Bill McCarthy began a review of the ACR's. It was decided to postpone the voting until next month.

8. New Business:

A) Pat Mastrocovi stated that any properly requested grievance hearings will now take place at 10:30am after the monthly meeting. Only the grievance committee, the office manager and the person grieving the citation should be present for the meeting. At this time a resident in attendance volunteered to join the grievance committee.

9. Motions:

A) No motions were made.

10. Comments from the Community:

A) Four residents were in attendance. One of the residents asked a question about the gates' operation in the event of a power outage. The back up battery operation of the gates was then discussed.

11. Adjournment:

Bill Manheim made the motion to adjourn and Pat Lynch seconded it. All were in favor. Meeting was adjourned at 11:10am.