

ASPEN VILLAGE PHASE TWO PLAN

Recorded Minutes

Meeting of June 24, 2020. Meeting was held via Webex due to COVID-19.

Attendees

Board Members present: Toby Venar, Glenn Lechner and Daniel Schollenberger.

Residents: Daniel Ferrere Jr.

Agenda Items: Financials / Landscaping / August Annual Meeting / Roof Assessment / Announcements - Community News

- Roll Attendance (Introductions)
- Finance
 - 2 checks were issued since last meeting. Steel City Landscaping, \$174.16 for 50% of the common area (Payment 3). Mr. Lawnscape, \$1,869.16 for AVP II Landscaping (Payment 2).
 - The board voted to raise the resale certificate from \$100 to \$200 effective August 1, 2020. Residents this fee only impacts residents who are selling their house. The Buyer pays this fee to the Association to issue the resale certificate to complete the purchase
 - 2019 / 2020 Roof Assessment money is due August 31, 2020. Each resident should have their \$1,200 paid in and then the board will contribute \$500 to each resident from our Association operating money. This will give each resident \$1,700 towards their new roof when replacement needed.
 - If a resident is not paid in full by August 31, 2020, they will not miss out on the \$500 contribution. Once paid in full the \$500 will be contributed.
 - For resale purposes, roof assessment money stays with the house and will not be released to the homeowner. If the seller wishes to negotiate this as part of their sales agreement with the buyer that is up to them.
 - Eric sent out spreadsheet of the financials as well as the roof assessment document to board members.
- Landscaping
 - First Pruning was completed on Wednesday June 24.
 - Start looking to negotiate 2021 contract with them. Looking to keep 2021 bid same as 2020.
- August Annual Meeting Preparation
 - Date of the August Homeowners Meeting will be August 19, 2020 site or Webex to be determined.
 - 3 Board Members (Glenn Lechner, Toby Venar and Eric Wortzman) are up for election and seeking re-election. If any resident is interested please let one of the board members know by July 15, to fill out an election profile.
 - The board will be putting together the agenda for the meeting. Please, look for more to come before the meeting.

- Roof Assessment
 - Covid-19 has presented challenges to the members of our community, individually and overall. We discussed the current capital assessment for roofing. Here's here we are at;
 - if you were set up for anything but the annual cadence, you can postpone those payments until August, if it is helpful.
 - If your home does not currently have a source of income and payment in August won't be possible, please contact the board to discuss options.
 - The board has set up a separate account for this and will look to transfer the money for the roofs into this account.

End of meeting, 7:49 PM

Announcements – Community News

There will be no July Meeting. The Board does not meet in July and December.

Next Meeting will be at held on Wednesday August 19, 2020 at 6:30 PM site or Webex to be determined.

Residents, please clean-up after your pets. The board has received complaints from residents where pets are doing their business in residents privately owned yards. **Please do not walk your pet in your neighbors' yard** - we ask that you have them go in the common areas and clean-up after them. Thank You!!

Parking. Please use the common parking lots if room. Still seeing cars parked where they should not be. Blocking the mailboxes, in front of the fire hydrant and half way on the street, which is hindering the view of drivers pulling in and out onto Aspen Trail. Multiple cars have had warnings placed on their windshield. Please be respectful to your neighbors. Thank You!

Garbage Day is Friday. Please if you are throwing out a large item, you only move it to the front lawn Thursday night. It is an eye sore sitting in the front yard during the week. In addition, if you are using garbage cans, please put a lid on them. The animals have been getting into the garbage and spreading it through the neighborhood. Finally, if you are using a garbage can, please place it at least 3 feet from your recycle bin. If they are too close and recycling comes before garbage, the recycle truck arms are knocking over the garbage cans. **Note: Garbage cans can't be stored in the front of the house. They can't be seen from the street. Please move inside or to the back of the house out of view.**

Board of Directors

Toby Venar, President	422 Redwood Ct	412-732-0574	tvenar@gmail.com
Eric Wortzman, Treasurer	203 Ashton Ct	412-559-4382	ewortzman@egconley.com
Glenn Lechner, Secretary	416 Redwood Ct	412-498-5679	glenndawg02@gmail.com
Bunnie Pellick, Board Member	208 Ashton Ct	412-979 5982	mbpmbf@aol.com
Daniel Schollenberger, Board Member	206 Ashton Ct	412-612-0442	schodocon@msn.com

How to pay Association Dues: [Drop Box by the Wildflower and Ashton Mailboxes](#) or mail to address below:

[AVP II Association](#)

[319 Wildflower Ct](#)

[Pittsburgh, PA 15202](#)