



Yorkshire Village Master Association

Thursday, January 27, 2022

7:00pm Open Session Minutes

This meeting will be held via Zoom video tele-conference

Call to Order

Stan called the meeting to order at 7:05pm, roll call taken.

Approval of Minutes

Stan motioned to approve the October 28, 2021 session minutes, Cindy 2nd, Brian 3rd, motion carried.

Old Business

Status of Areas of Lifted Concrete

Tricie updated everyone that the township communicated that due to Covid issues at the township and with their sub-contractor, the areas of sidewalk that were supposed to be replaced for 2021 during the month of November were not done and would be done in 2022 with any new areas where homeowners have submitted the required application. Further, Tricie confirmed that there were many homeowners that did the replacements on them during October and November. Further, it was discussed that those homeowners that are on the list for the township to do are fully responsible to make sure the areas are safeguarded until they're completed.

Tot Lot Upgrade to Port Mercer area and Clubhouse area:

Tricie discussed the new equipment that had been ordered in July 2021 that had been installed prior to Christmas and confirmed it looks great.

Phase 2 of tot lot upgrades at Port Mercer Section:

Tricie confirmed that the additional items that were approved by the Board for the Port Mercer tot lot area were ordered in October but are not expected to be in before late spring early summer.

New Business

Tricie reviewed the December 2021 Financials and confirmed again that the monthly financials are uploaded every month to the HOA website and if anyone on the meeting was not enrolled on the website, they should so they have access to view everything. Tricie confirmed that the audit process was underway, and the draft was expected by end of February and would be uploaded to the website after Board approval. Further, Tricie discussed that the full budget line-item total for the 2021 pool operating expense was moved into its own bank account and held \$50,787.02 as of the December financials. Tricie confirmed that the Board can use those funds as they see fit and confirmed that the unused portion from the same line item from 2020 were also moved into the account.

Tricie reminded the owners in attendance that with the pending snowstorm that they are responsible for clearing all sections of sidewalk around their home which would include the side walkways if they were on an end lot.

Homeowners In Attendance:

Jitesh Patel, 6 Morrell Road
Amanda Schofield, 4 Marchesi Drive
Shobhit Deep, 2 Flanigan Street
Anantharaman Iyer, 23 Yorkshire Village Road
Yi Chen, 62 Canal View Drive
Jayshree Kaywachwala, 9 Port Mercer Road
Dipak Sitapara, 114 Canal View Drive
Shrish Agarkhed, 5 Richards Road
Mahesh Phadke, 33 Richards Road
Ravi Tanguturi, 29 Port Mercer Road

Homeowner Q&A:

Jitesh asked how the tennis court bids were going, Tricie confirmed she had one in hand and had two more pending.

Amanda advised that the corner of Marchesi Drive, by #2 is being missed with snow clearing.

Shobit discussed the trees that had been removed on the Port Mercer side and asked when the new trees would be planted, Tricie advise that the HOA was not involved with that project as they're township trees and he should reach out to the Department Public Works. Further, she confirmed she would also reach out as well.

Shrish asked about the small area behind Morrell and Canal View that had the tot lot removed a few years ago if new items are being installed. Tricie advised that there were no plans as it was an area that was never utilized, and the equipment was left to age. Shrish suggested that all areas be handled the same way regardless. Tricie to discuss with the Board.

Shrish discussed the HOA putting up a fence behind Richards Road because it's loud from the Shop Rite. Tricie advised that each individual homeowner would have to look at options for their own property and suggested he look into a green fence or more sound absorbency. Further discussion determined it was when the trash pickup was occurring back there. Cindy shared in the CHAT a link to the Lawrence Township Noise Ordinance web page: <https://ecode360.com/34157403>.

Shrish asked what the occupancy per house was, Tricie confirmed that was not an HOA matter and confirmed that the Occupancy Standards were set by the State of NJ.

Amanda asked if the area at the top of Marchesi by the fence could be cleaned out as there was a lot of debris. Tricie confirmed that the issue with this winter months is that the landscapers clean that area out during the spring and summer, but the landscaping contract was not in affect in the winter. She advised she would issue a work order to Greenleaf after the snowstorm.

Amanda asked why there were orange markings on the sidewalk by 6 Marchesi, Tricie confirmed she had no idea as it was nothing the HOA was involved with.

Cindy discussed the suggestion of creating a Safety Committee. Jayshree advised she really liked the idea to bring people together for a street level group. Tricie suggested that a separate meeting be scheduled after Jayshree returned between herself, Jayshree and Cindy to discuss a committee and then Tricie and Cindy could go back to the Board for further input.

Therefore, having no further meeting to conduct, Stan motioned to adjourn at 7:58pm, Cindy 2nd, Brian 3rd, motion carried.