



**Yorkshire Village Master Association  
Thursday, April 22, 2021 Open Session  
6:00pm**

This meeting will be held via Zoom video tele-conference

**Call to Order**

Stan called the meeting to order at 6:05pm.

**Approval of Minutes**

The minutes of the January 28, 2021 Sessions were officially approved. Scott motioned for approval, Stan 2<sup>nd</sup>, Cindy 3<sup>rd</sup>.

**Old Business**

**2021 Pool Season:** Tricie discussed the Boards official vote to keep the pool closed for another summer and confirmed that the full budget for all pool related items were being moved each month to a new bank account opened at CIT Bank for the pool, and confirmed that the remaining budget for pool expenses for 2020 were also moved into the account. Tricie confirmed at for next spring 2022 the Board would review the account and determine use at that time.

**Homeowner Areas of Lifted Concrete:** Tricie discussed the areas of concrete sidewalks that remain a homeowner responsibility to replace that they should assess their own areas before receiving a violation from the Association. Further, Tricie confirmed that these areas also need the tree roots cut from the area to avoid future replacements.

**New Business**

Tricie reminded those in attendance that as discussed during the January quarterly meeting that the Association was now operating with a calendar year budget and no longer has a fiscal year end of May 31<sup>st</sup>. Additionally, she confirmed that there would be a short- term audit conducted for June 1, 2020 – December 31, 2020 and then at the end of December 31, 2021 a full year audit conducted. Tricie advised that anyone that is not set up on auto payment with the bank should email her for coupons if they use them.

**Financial**

Tricie discussed the March 31, 2021 financials and reminded those in attendance that the financials are uploaded to the Association website each month.

**Homeowner Q&A:**

**Homeowners in attendance:**

Dipak Sitapara, 114 Canal View Drive  
Pina Tank, 14 Richards Road  
Vladimir Leonova, 58 Canal View Drive  
Shobhit Deep, 2 Flanigan Street  
Jayshree Kaywachwala, 9 Port Mercer Road  
Amanda Schofield, 4 Marchesi Drive

Shobhit asked what the Association would be using the pool funds allocated into the new account for and suggested that the Board look into a basketball court and tot lot upgrades. Tricie advised that per earlier meeting discussion that the Board would review the account next spring and decide what to do with the funds, but confirmed that any additions to the Association Amenities requires a vote of the homeowners to pass to Amend the documents to add a basketball court. Further, Stan advised that the topic had been put out to the Association previously and was not favorable due to the only space that could accommodate being behind the homes off Richards Road.

Group discussion on the tennis court nets, Tricie to order new nets. Stan advised that is appeared that one of the recycling bins was missing from the court area, Tricie advised that one of the bins could be put from the pool to the courts if needed.

Group discussion on the tot lot by the pool being antiquated, Tricie confirmed that the tot lots are part of the Associations reserves funding which are items planned for every year and agreed that they are due to be acknowledged and confirmed management and the Board had been discussing. Amanda advised that the current rocking items are not to code, Tricie confirmed that they are within code, however once the Association touches the lots for replacements all items must then be brought to code as it is now. Tricie confirmed that the current toys are all from construction and remain covered under that code until such time as replacement.

Jayshree advised that there were shopping carts left behind Port Mercer Road. Tricie confirmed she was aware of them and had contacted the director of Public Works, the Police Chief as well as the Township Manager on this area because the town officials tend to have blinders on when driving by. Further, Tricie confirmed that the split rail fence in that same area that runs between the houses has a pending work order for slat replacements.

Jayshree advised that homeowners seemed to be using the tot lot area woods to dump grass clippings in, she does not know who they are. Tricie will advise Green Leaf but advised that this had also occurred last summer, and she will send an email to those in that area.

Jayshree advised there were two streetlights out, Tricie advised that she could either email her the light pole numbers or she could report them to PSE&G. Scott advised that she could also log them into the PSE&G website which he confirmed he does when he sees outages.

Therefore, having no additional business to conduct, Stan motioned to adjourn the meeting at 6:35pm, Scott 2<sup>nd</sup>.

The next quarterly meeting is scheduled for Thursday, July 22, 2020 at 6pm via Zoom.