

REFLECTIONS FROM THE HILL

JULY 2010 EDITION
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Web Page: sprucehillfarms.org

SPRUCE HILL FARMS, POA
PO Box 208
Canadensis PA 18325

ANNUAL MEETING

The Annual Meeting of the Spruce Hill Farms Property Owner's Association was held at the pool pavilion on Saturday, June 12th, 2010. After the Board held their breath as to whether or not they would have a quorum, sufficient homeowners arrived and proxies were submitted which amounted to a total of 39 voting members - enough that they did not have to cancel the meeting.

Reports were made by the various committee heads, either in person or by written report, which will be explained further.

Three positions on the Board were open for a three year term. The President asked for nominations from the floor. There being none, the positions will continue to be filled by the current board members.

BOARD MEMBERS AND ELECTED OFFICERS FOR 2010-11

Following the Annual Meeting on June 12th, the Board held a meeting to elect the following officers for 2010-11:

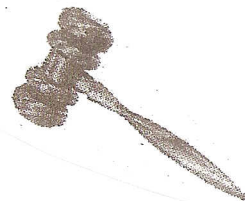
President, John DeLisa
VP, Richard Bubb

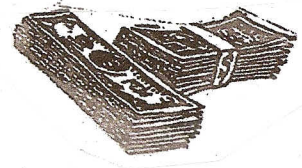
The other Directors and their responsibilities for the same period are:

Recreation Chairman, Mike Aleksich
Roads Chairman, Grover Cleveland
WEB Master, Peter Ruggiero
Insurance Contact, Richard Bubb
Civic Liaison/Recording Secretary, Gloria Brady
Corresponding Secretary, Nicodemo Rinaldis
Eileen O'Toole - At Large
Susan Gebase - At Large

Non-Director appointments made at the meeting are:

Treasurer/Bookkeeper, Wendy Robinson
Financial Secretary, Robert G. Boone





FINANCIALS

Our Financial Secretary read the Treasurer's Report and asked for questions regarding our finances. It was reported that monies for the assessments are slowly coming in and the Board will determine what projects will be able to be completed over the coming year.

It was explained that we will be replacing about 60% of the money that was used for the Gypsy Moth Spraying last year. This is being accomplished by eliminating the discount this year for early assessment payment.

It was brought to everyone's attention that delinquent homeowners are creating huge attorney fees for the development and constant litigation is costly and time consuming and has, to date, not brought the desired results. There are currently eight families delinquent who are ineligible to vote or use the pool facilities.

ROADS

Due to a work conflict, our roads chairman's report was given by President DeLisa. It was reported that the pot holes will be fixed this summer as well as replacement pipes to correct the flow of water from the roads. Some grading of Birch Road was mentioned but this will be done only if we have enough money to do so.

SPLASHES FROM THE POOL



POOL:

Mike Aleksich reported that the pool is in pretty good condition. Where tiles are falling off, the area is being covered over with concrete as a cost saving measure. However, due to a shallow well, once again we will need to purchase 6 to 7,000 gallons of water to maintain the level needed to have the pump working properly.

Our Pool Manager, Chelsea Aleksich, has hired the lifeguards, the bathrooms have been cleaned and the pool is scheduled to be open on June 19th. Pool badges will once again be mailed out to those homeowners whose assessments have been paid. We will be changing the color each year to make it easier for the lifeguards to identify owners eligible to use the pool.

Pool schedule: June 19th - Labor Day

Hours: Noon to 7 PM

(depending on weather conditions and availability of lifeguards)

Potpourri Page

WebMaster

Our current WebMaster, Peter Ruggiero, unfortunately will be leaving our area in a month or so and his position on the Board will be open. Anyone interested in filling that position should contact any one of the Board members or call the office: 570-595-3077. Peter has kindly agreed to continue as WebMaster until we can find a replacement.

If you are computer literate and are interested in maintaining our WebSite, but need more information, contact Peter at: webmaster@SpruceHillFarms.org.

Removal of Dead Trees

It was suggested that homeowners could inform the Board if they needed trees removed and that perhaps we could get one company to come in and do it which might save some money. However, after much discussion as to the possible sizes of such trees, whether the homeowners wanted the wood or wanted it chopped up into mulch, etc., etc., it was decided that it might be too complicated to do it that way. However, here is a list of companies who have been used by homeowners already in the development and come highly recommended.

Budget Tree Service 570-595-7608

Strunk Tree Service Inc 570-421-2777

Animals - Domestic/Farm

It was reported that there are unleashed dogs roaming the development that are scaring walkers and leaving their droppings on the property of others. Our Rules & Regulations (R&R) PO 4 addresses a homeowner's responsibility with regard to pets and pet owners must comply with this rule.

With regard to farm animals, there have been articles in the Newsletter about this before. Our R&R PO 5 states that there should be no farm animals in the development. Violation Notices have been sent to those breaking the rules. The next step will be a fine.

It was suggested that a call to the police might need to be made in the future, if this continues.

We realize that we live in what seems to be a rural area, but there are rules that need to be followed so that we can maintain the value of our property and keep our environment clean. Please comply with these rules.

Recreational Vehicles

Summer is upon us and every year the Board gets complaints about the use of recreational vehicles (dirt bikes, trail bikes, etc.) creating excessive noise and, just as important, ruining of our road surfaces. Section MV7, pages 5 & 6 of our Rules and Regulations states that unlicensed motor vehicles may NOT be used or operated on the roads or common areas. Likewise, Barrett Township Ordinance 159, restricts the use of these vehicles. Failure to comply with these common sense rules could subject you to a fine.

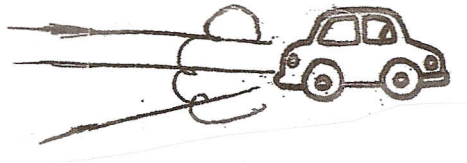
SPRUCE UP SPRUCE HILL

Let's all try to give Spruce Hill Farms a face lift by keeping your own property neat. Email Evelyn Tuths at ejtuths@aol.com to become part of her "team" and volunteer your time to do a community walk to pick up trash from the roads, etc.

Special thanks to those who are cutting the tall grasses along the roadway, in front of their property and beyond. It is greatly appreciated and is keeping our roadways "spruced up".

SPEED LIMIT SIGNS

Comply with our 20 MPH speed limit and keep our roads safe for our children and our wildlife.



NEXT ANNUAL MEETING

JUNE 11, 2011

TO BE HELD AT THE SHF POOL PAVILION

11:00 AM

