

Veranda Board of Directors Meeting Minutes
Friday, September 15, 2023, at 9:00am via Zoom

Board Members: Tom Cumpson, Galen Miller, Dr. William Spitler, Dr. Lyn Schmid, Jennica Brodeur

Item 1: Tom Cumpson called the meeting to order at 9:00 am.

Item 2: The board unanimously approved the August 2023 meeting minutes via email, and they were emailed out to the community.

Item 3: A&L Committee Report/Social Committee

A. Dr. Spitler provided the following A&L updates:

- 1293 Hammock – landscape changes – approved.
- 1410 Drake – tree removal & replacement – pending.
- 1302 Hammock – landscape changes – approved.
- 1404 Banner – landscape changes – approved.
- 1326 Banner – landscape changes – approved.

B. Jennica Brodeur provided the social committee updates:

2023 Remaining Neighborhood Events Timeline

- 10/21 1-4PM – Veranda’s Annual Fall Fest (*Rain Date: 10/28 1-4PM*)
- 11/1 – First Day to Sign up for ‘Buy Ahead’ NYE Luminary Kits
- 11/23 – Veranda’s Annual Turkey Trot - *Organized by Alyssa Quill*
- 11/30 – Last Day to Sign up for ‘Buy Ahead’ NYE Luminary Kits
- 12/10-12/16 – ‘Buy Ahead’ NYE Luminary Kit Deliveries
- 12/15 6-7PM – Christmas Caroling in Veranda (*Rain Date: 12/16 6-7PM*)
- 12/17 – Santa on the Porch
- 12/31 5PM – New Year’s Eve Luminaries (*Rain Date: 1/1 5PM*)

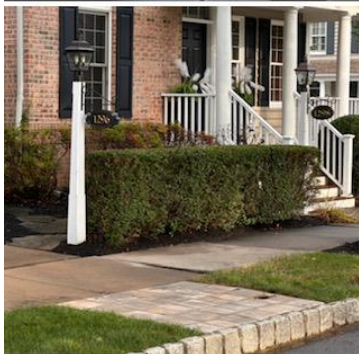
Item 4: Unfinished Business

- (Address Removed) – The board discussed an A&L submission and final requirements needed from the homeowner.
- (Address Removed) – Street trees were trimmed by the homeowner. WCPAM will remind the homeowner that they are unable to trim the street trees without seeking board approval.
- Inspection Updates – WCPAM will reinspect the community in late Fall.
- Bees at the Playground – The last extermination treatment appeared to work. WCPAM will discuss this reoccurring issue with the exterminator to determine if any preemptive measures can be taken to prevent the bees from returning next season.
- Stonewall repair – Witmer Construction’s proposal was unanimously accepted by the board and WCPAM sent the signed bid to Witmer and copied Galen Miller. Scheduled for mid-October.
- Benches – Placement meeting scheduled for 9/18/2023 at 1:30pm at the playground.

G. Sidewalk Repairs, Fence & Hydrant Painting: The board approved painting all fire hydrants within the community and the Association owned fences are almost all painted.

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discussed and WCPAM is working with the homeowner
placement – Tom Cumpson will work with RPI to assist
owing this summer's heat.
is were discussed, and the board agreed to waive the fee
fill.
es – WCPAM provided an inspection update. The board
maintain their properties.
– WCPAM will contract with another sidewalk vendor
sidewalk repairs: (1) Veranda Way between alley and Ba
townhome), and (2) Intersection of Hammock Way and
– Witmer Construction's proposal was unanimously ac





Item 5: Financials

- A. The board approved the August 2023 financial packet. August 2023 Ending Balances:
Checking - \$30,771.98, Savings \$68,960.62, and CD \$272,804.16

Item 6: New Business

- A. 2024 Landscape Contract – RPI (\$167,591.37) & Middle Creek (\$215,485.00) – said they would honor their 2023 bid submitted bid. The board unanimously approved RPI’s landscape and snow bids.
- B. Annual Meeting Date - 10/24/2023 at 7:00pm at St. Edwards Episcopal Church - 2453 Harrisburg Pike Lancaster Pa 17601 and via Zoom. The board will hold their board meeting at 5:30pm, prior to the annual meeting.

Next Meeting – 10/24/2023, at 5:30pm, prior to the annual meeting at 7:00pm.

Adjournment – 10:35am.