

# **CHADDWYCK MAINTENANCE CORPORATION**

**P.O. Box 11704 Wilmington, DE 19850-1704**

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General Meeting Minutes  
2/20/2005  
Bear Library

Officers in Attendance Errol McIntosh, Maritza Harris, and Geraldine Williams

The Meeting was called to order by the president Errol McIntosh at 6:15 PM

Reading of the Minutes by Maritza Harris

Ed Burnley approved the minutes, David Kochenburger seconded it

Geraldine Williams read the Grounds final report submitted by Terry Villot.

Geraldine Williams VP of the architectural Committee gave an update of what's going on in the community. Reported that some residents still have Christmas lights up in violation of our deed restrictions. Violations letters are pending. Geraldine recommended that the community invest in making copies of the deed restriction and by-laws for distribution because so many people report that they do not have them and they do not use the web site to retrieve them. People are making changes to their properties and are not reporting them to the board.

Old Business:

Errol McIntosh discussed the on going issue with the playground.

Phase two of the tree planting is scheduled for spring. The community is very happy with the vendor.

Ponds proposal: Has not been approved. Will be addressed by the new board.

Treasurer's report delivered by Maritza Harris. Addressed questions from the floor and clarified the status of check #1111 for Staples in the amount of \$29.47

Question was asked why we were still paying Fresh Cutts. These charges were incurred for landscaping work around the recently installed community entrance signs.

New Business: Election of 2005 Board of Directors

Nominee for President, Ed Burnley expressed his desire to be president and how he wanted to see the community grow as he works with the new and old board members

Charles Harris, nominee for 1<sup>st</sup> Vice President, explained that he enjoys being part of the community. He has enjoyed working with the old board and looks forward in continuing to make positive changes for our community.

David Kochenburger, nominee for 2<sup>nd</sup> Vice President of Grounds:

Explained that he moved to Chaddwyck in 2000 during phase II. During this time the community has undergone a lot of changes and would like to be involved in its continued growth.

Karen Lombardo nominees for Secretary

Karen reports that she served two terms as president. She has had a year off and missed being part of the board becoming Secretary will allow greater involvement in the community.

Maritza Harris nominee for Treasurer. Enjoys her current position and would like to continue.

Current board President, Errol McIntosh explained that it was a rewarding experience and looks forward to working with the new board.

New Castle County Representative, Carolyn Haag addressed the meeting. Explained that it was a pleasure working with the board. Errol's utilizing Roberts' rule of order in the meetings has worked. The board worked hard to address the many issues. NCC Engineers have been out on several occasions to inspect the Storm Water ponds. We still continue to work on the drainage problem.

Chris Coons [NCC County Executive] and DE Representative, Bill Bell, will be having a town meeting at Delaware city fire hall on 02/28/05 5:30-7:30. Encourage residents to attend.

Maintenance Fees collection are at an all time high. 65% have paid so far. Resident asked why. Carolyn Haag answers. Because the bill is coming for the New Castle County it looks very official. People respond to that. Late fees will be added when reminder bills are sent out.

Maritza Harris: Some people have paid their 2004 delinquents fees. We are struggling to collect these fees. We will continue to work with the attorney regarding collecting these fees.

Ed Burnley: The community watch meeting was held and some people in the community were trained. The two community watch signs will be placed at the entrances of Chaddwyck Blvd. The other will be placed at Heddington. Residents will continue to be trained. They must be over 18 years of age. Bay station radios are needed and will require funding.

Ed Burnley: Parents be aware of your children playing around the buses. Also be aware that they are using foul language and disrespecting the bus drivers to the point that they do not want to drive.

Ed Burnley: We have requested more of a police presence in our community.

Errol McIntosh: We received an email regarding vandalism using a paint ball gun. Information was reported to the community Town Watch representative.

Residents discussed speed bumps, the process in getting them and other traffic calming methods. This will be addressed by the new board after 75% if Bay view Manor is completed and the barriers separating Bay View Manor and Chaddwyck removed. Dell Dot will be initiating plans for traffic calming

Election results announced. All nominees were voted in unanimously.

Ed Burnley Jr. – President, 19 Chaddwyck Blvd

Charles Harris - 1st Vice President, 64 Chaddwyck Blvd

David Kochenberger - 2nd Vice President, 43 W. Saxony

Maritza Harris - Treasurer 17 E Lexton Rd

Karen Lombardo - Secretary 243 Shetland Dr.

Board turn over will be held at the Bear Library. Date to be determined.

Meeting adjournment was sought by the president. Maritza Harris purpose to adjourn the meeting. Charles Harris seconded the motion. Meeting adjourned at 7:35 pm.