

MINUTES – EXECUTIVE COUNCIL MEETING – AUGUST 29, 2006

The meeting was held at the Murphy School, Dover, DE. It was called to order at 2:00 pm.

Executive Council Members in Attendance:

Richard Maly	Harvey Lowing	Ken Fuchs	Tim Webster
Laurie vanRooten	Lois Abendroth	Bob Lockwood	

There were 52 residents in attendance.

Tim Webster made a motion to accept the minutes of the July 27, 2006 Executive Council meeting. The motion was seconded and unanimously approved.

Treasurer's Report

We currently have 147 members.

Total revenue in 2006 = \$1,803.00 less 2006 revenue collected in 2005 = \$636.00 [\$1,167.00]

Expenditures:

Welcome Packets	= \$ 35.39
Newsletter – March	= \$ 51.00
Newsletter –May	= \$122.18
Bierstube Flyers	= \$ 15.24
Mailing to Management	= \$ 9.28
Meeting Flyers	= \$ 20.00
	\$253.09

Net Revenue = \$913.91

WSFS Bank statement @ 7/31/06	= \$2125.70 + deposits in transit of \$60.00
Adjusted Bank Balance	= \$2185.70 less checks outstanding of \$44.52
Checkbook balance	= \$2141.18

Bob Lockwood made a motion to accept the minutes of the Treasurer's Report. The motion was seconded and unanimously approved.

Richard Maly introduced the guest speaker, Fred Neal, President, Wild Meadows Homeowners Association as well as Chairman of Communications for the Delaware Manufactured Homeowners Association (DMHOA).

Mr. Neal talked about his role as President of Wild Meadows Homeowners Association and the benefits of keeping the BFHCA active. He discussed the laws in Delaware and how they are landowner-friendly. He talked about DMHOA and how this organization is slowly making a difference in helping to change this situation. DMHOA was very active in getting Chapter 70 passed and is still hard at work lobbying the legislators. He encouraged everyone to know which politicians are on the side of the homeowner and vote accordingly. A short question and answer period followed.

Richard Maly noted that he is currently serving on a sub-committee of the Governor's Advisory Council that is putting together a pamphlet of questions and answers for homeowners concerning Chapter 70. They are trying to get the Attorney General to hold seminars throughout the state to educate residents on their rights and how to deal with problems concerning Chapter 70. Anyone that has such a question should forward it to Richard.

Richard Maly then introduced another guest, John Davis of Triad. Mr. Davis advised that Triad is a 3-prong organization consisting of the Kent County Police Departments, including the State

Police; community service organizations for the elderly such as Modern Maturity, AARP and RSVP; and community representatives to help keep seniors advised of issues such as identity theft and scams. Triad currently makes seniors aware of frauds and scams via a monthly newsletter sent by mail as well as an e-mailed weekly newsletter. He is seeking a volunteer from Barclay Farms to serve with Triad. The group currently meets monthly on the 2nd Thursday of the month. The usual meeting place is at the State Police building on Rte. 13, Dover. Bob Mills volunteered to speak with Mr. Davis regarding his request.

Nominating Committee Report

Sue Hoecker presented a report from the committee regarding the upcoming election scheduled for September 20, 2006. The committee consists of Jill Fuchs, Mike Greenstreet and Sue. Sue had copies of a letter written by Mike Greenstreet urging all residents to join the BFHCA and take an active role in it.

President: No candidate at the present time

Secretary: No candidate at the present time

Treasurer – To complete a one-year unexpired term: Jerry Hoecker

Director – To fill 2 positions: Diane McBreen; Richard Kolczynski; Maury Scarborough and Perry Martinson

Nominations will remain open until the September 20th meeting. Anyone interested in volunteering to serve **your** homeowner's association as a candidate for President or Secretary is urged to contact one of the committee members or Richard Maly.

A resident asked the question: What happens if we don't get the necessary candidates?

Richard Maly advised that there are three (3) options:

- Change the By-Laws at the September meeting to allow the Executive Council to choose a President and Secretary from its members.
- Put the BFHCA into a dormant status.
- Disband the BFHCA.

The last option is the least desirable. All the hard work of getting established has already been done. We are incorporated as a non-profit organization and if we disband, the IRS requires that any funds remaining need to be distributed to other non-profit organizations – not the members of the BFHCA.

Richard Maly advised that there has been a committee put together by the Property Manager. This committee consists of one (1) resident from each phase of the community. Richard introduced Dave Krauss who was approached to serve as the Phase 1 representative. Dave spoke about the 1st meeting of the 'Resident's Concerns Committee'. Representing Management was Jenny Williams, Brian Clough and Diane Amoroso. The community representatives were Dave Krauss, Phase 1; Lucille Harvey, Phase 2; Linda Davis, Phase 3; Norman Patrick, Phase 4; and Fred DeGenova, Phase 5. The discussion was on what the committee can and can't do as well as what complaints are in the community. This is not a secret organization and a notice is to be included in an upcoming newsletter.

Richard Maly is going to contact Paul Quigley, Director of Construction for Sobelco, to ask why the community wasn't informed about this committee and why residents did not have any say in the representatives chosen.

Richard Maly urged everyone to contact their representative on this committee to discuss the committee and its purpose. The more information we have, the better off we will be. We hope that this is truly a positive step on behalf of management, and not an attempt to divide the community.

Richard Maly thanked all of the residents for attending today's meeting and also Mike Greenstreet for arranging the use of the Murphy School.

Lois Abendroth made a motion to adjourn the meeting. The motion was seconded and unanimously approved.

Respectfully submitted,

Eileen Franco
Secretary