

**Annual Shareholders Meeting
Reserve at Pilottown Maintenance Corporation
Saturday, September 17, 2016
Lewes Public Library**

Call to Order:

The President, Karen Fleck, called the meeting to order at 9:00 am

Chesapeake Natural Gas:

Glenn Dunnington, owner, discussed the process to obtain natural gas for the Reserve at Pilottown. Discussion ensued. He requested that owners complete and return non-binding surveys to Chesapeake Utilities. Additional surveys may be obtained from Glenn.

New Member Welcome:

Board member, Kathy McDonough, introduced and welcomed new members.

Minutes:

The minutes from the September 19, 2015 annual meeting were approved as read. All minutes are available on the Reserve at Pilottown, Lewes DE, website.

HOA Financials:

The Board recommended that annual dues remain at \$270 with \$50 placed in Capital Reserve.

Goals:

Capital Reserve - \$60, 500

Working Capital - \$5,100

Members unanimously approved that dues remain the same with the same distribution.

Annual dues are to be paid by January 2017 with letters going out to members in November/December 2016. Currently, one member owes back dues.

Monies collected for grass-cutting service (vacant lots) helps to offset expenses.

Nomination to the Board of Directors:

The following were unanimously elected to the Board:

One year:

Karen Fleck, Michael Tupman, and Joe Defeo

Two years:

Bill Cro

HOA Corporate Documents:

President, Karen Fleck introduced Michael Tupman to lead this portion of the meeting. Michael was thanked for his many hours of tireless, gifted service to the HOA. Karen reminded members that they were to have read the documents on the HOA website and expected to come prepared for the meeting. This meeting was not to be a workshop, but the opportunity to present changes necessary to clarify and simplify the current corporate documents.

Before Michael began his presentation, discussion and debate ensued between and among members. Concerns included: what constitutes a quorum and why documents were not being read and discussed in their entirety at the meeting? Michael requested that the item, HOA Corporate Documents, be withdrawn from the meeting agenda for the annual meeting. Members agreed.

Owner Comments:

Elizabeth Fields shared that she attended an environmental protection rally in Washington, DC.

Clay Blanton shared the need for better signage and safer driving by those who use our neighborhood as a pass through before and after work at the Nursing Home.

Announcement:

Joyce Calamia announced that reservations were made for a luncheon/get-to-gather at Lewes Irish Eyes following the meeting. All were reminded that upcoming events are posted the bulletin board near the mail clusters. Thanks to Jim Hendrickson for once again repairing the bulletin board at no charge.

Adjournment:

There being no additional business, the meeting was adjourned by President, Karen Fleck at 11:20 am.

Respectfully submitted,
Joyce A. Calamia
Acting Secretary