

Milford Highlands Property Owners Association
Milford Highlands POA, PO Box 1038, Milford, PA 18337

Minutes for Milford Highlands Property Owners Association

February 23, 2020

Attendees: Mark, Paige, Sanjiv, Nicole

Attendees: Nicole, Sarah, Mark, Attorney Chris Kimmler (7pm to 7:40pm)

Attorney Chris Kimmler:

Need to send Chris the list of 9 owners who are delinquent paying 2019 POA dues. - Sarah to create list.

Chris suggested that we can do this at the magistrate court level to save money - dont need an attorney. This would require a Board member to represent the POA, file paperwork, attend court.

No one on the Board is willing to stand in line and go to court to save a delinquent owner a few hundred dollars in court/attorney legal fees. We want an attorney - Chris can refer us to an attorney who can do this.

Who owns the roads? - they are owned by the community - no need for Walter to transfer ownership to the POA since he is no longer the declarant.

SBA Cell Tower refuses to pay access fee of \$1,200 per year. Used the road last year to drive a 117,600 pound crane up to the cell tower for maintenance. Need to send SBA cell tower company notice to stop using Skyline Drive to access the cell tower. Yes - they are trespassing since we have signs posted that this is a private community. The roads are for use by property owners - the cell tower can be held accountable for damages to road. The POA can legally block the entrance to the tower from Skyline Drive. Mark will send Chris the SBA attorney info.

Need Chris to attend the first annual public POA meeting, represent POA, speak to issues as necessary - March/April? Need to set meeting date and a place. Need Sanjiv to send invites through the mail no fewer than 10 business days in advance of the meeting. Nicole to look into it booking a hall in late March first week of April.

Can Chris recommend an accountant who can review our budget/books? - Sarah - has already established contact with an accountant who will review our books.

Other Business:

POA insurance - Paid by Sarah last week.

Monthly snow plowing bill - PAID

Mike Smith \$2,200 bill for stone fill along Skyline Drive - PAID

No issues or complaints regarding Mike Smith snow plowing service