

HERITAGE HILLS SOCIETY  
Board of Directors  
Meeting Minutes – October 23, 2024

Meeting commenced at 1:30 pm

**Motions:**

- To approve the purchase of a UTV (Utility Terrain Vehicle) at an approximate cost of \$10-12,000 – motion passed.

Board members in attendance: Gloria Anderson, Gene Archer, Denise Elliott, Ann Harper, Joe Kelly, Jack Mattes, Karl Milde, Deica Ruiz, Art Singer, and Alan Tepper. Ralph Fatigate, Patricia Ploss, Bruce Prince, Dom Rubino, Jay Wright, and John Milligan were absent. Robert Casasanta was also in attendance.

**Gloria Anderson, 1st VP**, greeted everyone in attendance and those watching on Channel 21.

Deica Ruiz requested a motion to approve the Minutes of the September 18, 2024 Regular Board Meeting. Motion passed.

**Financial Report – Gene Archer, Treasurer**

September income was \$530,748 and expenses were \$412,892 with a net positive of \$117,855. Cash on hand is \$924,126. The Finance Committee met earlier this month, and we are currently in the 2025 budget process.

**Motion** to purchase a UTV (Utility Terrain Vehicle) to enter areas in Meadowlark Park that are currently inaccessible for our Maintenance staff and Security team at an approximate cost of \$10-12,000. Motion passed.

**Activities Committee – Ann Harper, Chair**

- A commendation to the Garden Club for a donation of 207 pounds of food and flowers to St. Luke's Church.
- A review of recent new Clubs: a) Bead Jewelry class on Mondays at 11 am, AC Rm B, b) Craft Club 2<sup>nd</sup> Wednesday and an evening class on the 4<sup>th</sup> Wednesday every month c) Senior Care-Do You Know Your Options meets 2<sup>nd</sup> Friday every month at 1 pm in the HR.
- Details of all activities will be sent via Eblast and are posted in the HH Newsletter.
- If you have an idea for a new Club or Activity, please feel free to contact me.

**Newsletter Committee – Gloria Anderson, Board Liaison**

The November issue will include a three-page tear-out of the Security Profile that is important for your safety and security, specifically if you will be away for long periods, and snowbirds. The profile explains that providing a key to the Security Office is necessary in case of emergencies to avoid damage to the front door. The centerfold will showcase pictures of the Art Show and there will be two Sports pages. Also included is a Thanksgiving-themed coloring picture for our young readers and the Garden column suggests an easier method for planting bulbs next spring.

**Fitness Center – Joe Kelly, Chair**

- All equipment is up and running in good working condition and three pieces received preventative maintenance.
- Mary and Jonathon had 18 new consultations scheduled.
- A new punching bag has been installed specifically designed for individuals with afflictions of the central nervous system.

- Wednesday, September 25<sup>th</sup> all the carpets were professionally cleaned.
- As a result of Mary participating in the Welcome to Heritage event, we had several new people join.
- We ask you to please be mindful of the limited space and return all equipment to its original location.

### **Community Affairs Committee – Jack Mattes, Chair**

- The Annual Art Show had 400 visitors this year and over 300 pieces of art were submitted.
- General Elections: Early voting is from October 26<sup>th</sup> to November 3<sup>rd</sup>. Polls will be open from 6 am – 9 pm in the HR on November 5<sup>th</sup>.
- Toys for Tots will be held on December 7<sup>th</sup> in the HR. Donation boxes are expected to arrive by next week. All residents are welcome with or without children.

### **Welcome to Heritage – Karl Milde, Chair**

This year's event was a success with the participation of 34 Activities, Clubs, and Committees. Next year's event will be scheduled for the third week of August. Old and new residents are invited to attend.

### **Library – Deica Ruiz, Chair:**

- For November we are adding 16 new titles, including a nonfiction by Ian Frazier titled Paradise Bronx: the Life and Times of NY's Greatest Borough, which might be interesting reading for the many Heritage residents who came here from the Bronx. Other offerings are fiction from Louise Erdrich and Danielle Steel, and mysteries from Michael Connelly and Tami Hoag.
- On October 29<sup>th</sup> the Library will host a "Book Buzz," for residents who want to share their favorite books and genres with their neighbors. This is not a book club, but an exchange of what book lovers are reading. The Buzz will be for about 90 minutes, starting at 3:00 pm at Lake Lodge.
- The Library is open 10 am to 3 pm on weekdays and 10 am to 1 pm on Saturdays. A list of our newest books is posted outside the Library and on the bulletin board outside the Activities Office. Books may be reserved by calling 914-276-7655 and leaving the name of the book and your contact information.

### **Health & Safety – Flo Brodley, Chair**

- October is the month of our annual clinics: the Flu Clinic persevered through last-minute site changes and took place in the HR on October 9<sup>th</sup>. Member Leslie Guttman and the nurses of Northern Westchester Hospital offered both flu vaccines to over 150 residents and the Somers Police Department collected expired and unwanted medications.
- The Annual Medicare Update took place last Wednesday, co-sponsored by the 10-A-Men Club, and was a hit according to the many who attended! Julie Woodward and Health & Safety Committee members Jade Lew and Flo Brodley were pleased to stay afterward to answer personal queries and point residents to the most appropriate ways to make changes to their health plans for 2025.
- The last program for this year is titled “Protecting Your Home, the Medicaid Trust and Planning for Your Most Important Asset”, on Wednesday, October 30<sup>th</sup> at 1:30 pm in the AC. Member Rosemary Glassman will host Alan Feller, Elder Law Attorney, who will speak on critical aspects of elder law, including advance directives, estate planning, and strategies for safeguarding one's home and assets.
- Nurse Ellie Eidam will conduct Blood Pressure Screenings from 9 am to 11 am in the Game Room on the second Friday of the month. If you bring your home blood pressure machine she will check it for accuracy.
- Our committee will be meeting to plan for next year's programming, and we invite those of you with knowledge and background in the fields of health & safety to join us by writing to [flo613@comcast.net](mailto:flo613@comcast.net).

### **Security – Rob Casasanta, Prosecur Supervisor**

September stats: 60 security calls, 63 medical emergencies, 3 car accidents, 57 service calls, 9 parking violations, 2 maintenance calls, and 9 fire alarms.

## **Operations Report – John Milligan, Property Manager**

### **Paving/Drainage**

Repairs and paving on East Hill Drive have been completed with no interruptions and came in on budget.

The new speed bumps on East Hill Drive are intended to slow down traffic and are slightly more aggressive than the ones that were there before.

### **Veolia Lake Lodge Project**

The Veolia work by LL to locate and tie in the existing water main into a different main has been completed however, the new main will only be put into service after the Dept. of Health approval and will take at least 2-3 weeks before the new main will be operational. There will be water shutdowns during this time, and we hope that Veolia will advise us in advance so that we can advise our affected residents. LL will have to be closed for several hours.

### **Line Striping**

The white line striping on the roads has been completed.

### **Meadowlark Park**

Several locations for new or relocated trail markers at MP have been identified. Marcus and his team will begin to place those where they're needed so that residents don't get lost on the trails.

### **Stormwater Basins**

The required clearing of the stormwater basins on West Hill is due to start in November and is now part of the annual Society budget because we are required to clean those out once every year.

There being no further business, a motion was made to adjourn the meeting at 2:00 pm. Motion passed. The next Board meeting is on November 20, at 1:30 pm.

Respectfully submitted by:  
Deica Ruiz, Secretary  
Heritage Hills Society, LTD