



**Edison Glen Condominium Association**  
**1304 Edison Glen Terrace Edison, NJ 08837**  
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**Open Board of Directors Meeting**  
**Wednesday Meeting March 19, 2025**

**Board members present:**

Manish Parikh, Vice President.                      Rajinder Bhardwaj, Secretary  
Paramjit Singh, Treasurer                              Rahil Shah, Trustee

**Professional Property Management:**

Vijay Diddekunta, Property Manager, Anna Musto, Management

**Attendees/Homeowners:**

516- Frank Kowalewski    906- Pravin Wilfred            116- Dayanand Shriniwas Dyawarashetty  
302- Rebecca Dixon        302- George Dixon            1118-Elina Baltazar

**Meeting called to order 7:00 pm by Rajinder Bhardwaj**

- **Census and Parking stickers:**
  - Total units receive = 283; to be completed = 1, Rejected =2, Deactivated = 30
  - Residents without census or >\$500 HOA balance, no parking privileges provided
  - This results in collection of unpaid HOA amount from some residents
  - Violations after March 25<sup>th</sup>
- **Expanding EV Charging:**
  - More residents will need accessible charging stations in the community
  - Communities with EV charging are more attractive to prospective homeowners/renters
  - Convenience, eliminating the need for long waits/travel to off-site charging stations
  - Up to 10 Charging stations in addition to 2 already installed at Building 13  
-Dependent on PSEG power outlet
- **Roof Leak Issues:**
  - Completed: Buildings 17, 9, 5
  - Repairs In-Progress: 1
  - Inspections In-Progress: 4
- **Railings:**
  - Completed Dec.2024: Buildings 17, 18, 16
  - Targeted for 2025: 2 more Buildings
- **Maintenance Updates:**
  - Meters replaced in Buildings – 13, 14, 15  
-March 31<sup>st</sup> – Rest of the Buildings will be replaced
  - Total Plumbing requests Fixed – 9
  - Electric repairs - In-progress- 1, Completed -6

- Intercom - Fixed for Bldg. 9
- **Cameras – Updates:**
  - Addl. Cameras will be placed in each building on a need basis
    - security requests from residents, to prevent mail-theft/property damage
  - Home Owners are liable for penalties for the Property damages
  - Make sure kids play at designated areas only – Kids Park and Volleyball court
- **Swimming Pool Update:**
  - Pool Opening - Memorial Day thru Labor Day (May'24 – thru Sep. 1<sup>st</sup>)
  - Pool lifeguards saving approx.~ 20k plus/annum
  - Get Paid to be Lifeguards at Glen – Residents are encouraged to apply for 2025 Season.
  - Management will help get certification for new Lifeguards
  - All Homeowners and Residents will be notified a month before for Pool Pass registrations
- **Management Updates:**
  - Home Owner requests pertaining to any legal documents can only be entertained
    - via Service request and HOA Accounts w/ good standing
  - Only authorized documents aligned with attorney's approval will be provided to Home Owners

**Meeting adjourned 8:30pm by Paramjit Singh**