

WHOA Board Meeting
Thursday, January 9, 2014
6:30pm-8:35pm
Richard Byrd Library

Present: Eric Woller, President; Ken Klimpl, Vice President; Aaron Pagnotti, Treasurer; Sam Morrison, GHA management

Absent: Judy Perry, Secretary; Russ Carl, Member at Large

Meeting called to order at 6:30pm. There were 3 homeowners present.

Homeowners Forum (6:30-7:25)

Homeowner expressed concern with tree maintenance that needs to be performed on the community. Sam Morrison advised that a proposal would be addressed by the board later in the meeting.

Homeowner expressed concerns with trash in the visitors parking spots. Sam Morrison advised the resident to call the Police at the non-emergency phone number if any suspicious activity is occurring. Resident requested more frequent Police patrols and noted a speeding problem in the community. Eric Woller mentioned that there is a letter on-file with the Fairfax County Police Department allowing them to patrol in our community.

Resident advised the board that the “No Soliciting” sign at the East end of the community is missing. Board was already aware and has solicited proposals.

Homeowner recommended issuing annual notice to all homeowners and renters stating the current rules and regulations of the board.

The November 2013 meeting minutes were unavailable, and will be addressed at the February 2014 meeting.

December 2013 meeting minutes were reviewed and unanimously approved as amended.

Presidents Report:

The President noted that the board is working to address lighting issues in the community, and that several have recently been repaired.

The President also inquired about the status of the 2nd leaf cleanup. Sam Morrison stated that it would be completed next week (weather permitting).

Vice Presidents Report:

The Vice President discussed modifications to the issuance of temporary visitors parking passes. Residents are to contact Sam Morrison, GHA for a visitors parking pass, and Sam will coordinate the issuance of an electronic (.pdf) parking pass for the resident to use, subject to the conditions stated in the boards governing documents.

The Vice President offered the board a proposal to purchase new signs to replace the damaged “No Soliciting sign” on the east end. A replacement foam sign runs approximately \$940. A similar Metal

sign runs about \$180. Vice President will work with GHA to revise sign wording, and obtain proofs for the boards review.

Treasurers Report:

The Treasurer inquired about the status of the 2012 audit. Sam Morrison is still waiting on the final audit to be returned from Goldklang, LLC. Sam Morrison to solicit a proposal from Goldklang for the combined 2013 and 2014 audits. This proposal will also include an option to perform a 2013 interim audit due to the changeover of property managers from Cardinal Management to Gates Hudson & Associates.

The Website Domain name is up for renewal. Treasurer will renew the domain and submit documentation to GHA for reimbursement.

Treasurer inquired about getting started with the 2014 Reserve Study. The previous study was completed in 2009. Sam to solicit proposals.

Management Report:

Sam Morrison stated that he will provide the tree pruning to the board via e-mail for a discussion and vote.

Executive Session (7:45-8:22)

Ken motioned to approve an updated collections resolution as amended. Aaron Seconded. Motion Approved 3-0. Sam to make distribution to all homeowners.

Aaron motioned to approve the 2014 Landscaping Contract with Valley Crest as amended. Ken Seconded. Motion Approved 3-0.

Ken motioned to approve a contract with Valley Crest to clean up & replant trees on the other side of the brick wall near Wren Avenue. Aaron Seconded. Motion Approved 3-0. Sam to notify affected homeowners on Wren Drive before commencement of work. Board understands that the 10% price reduction will apply to this work, and that 50% will be a down payment, and 50% will be paid upon completion of the work (post masonry repairs).

Board recommended to Architectural Control Committee that they approve items 2,3,4 & 5 of an architectural change request, but that they reject item #1.

Meeting adjourned at 8:35pm. Next meeting will be February 13, 2014 from 6:30-8:30pm at the Richard Byrd Library.