

WHOA Board Meeting
Thursday, January 14, 2016
6:34pm-7:54pm
John Marshall Library

Present: Ken Klimpl, President; Aaron Pagnotti, Vice President; Andy Izaguirre, Treasurer; Judy Perry, Secretary; Sarah Mishan, Member at large; Sam Morrison, GHA management.

Meeting called to order at 6:34pm. There were no homeowners present.

Homeowners Forum (nothing significant to report)

Aaron motioned to approve November minutes as amended; Sarah seconded. Minutes approved as amended.

Andy motioned to approve December minutes as amended; Sarah seconded. Minutes approved as amended.

President

1988 Declarations and Covenants Revision: To date 57 homeowners have returned the signed/notarized amendment documents. We need to take a more aggressive approach to get the required number of signed amendments. Sarah will post the signature page on the website; homeowners can contact us via e-mail if they need notary service.

Ken has begun working on a printed newsletter to reiterate some standard items from the Community Handbook (i.e., trash/recycling collection). Ideally we should distribute it twice a year.

Vice President

Website: Aaron paid the website renewal fee (\$45); reimbursement will be requested. Sarah will confirm the payment was recorded.

Treasurer

Andy will initiate e-mails to Sam to:

- Move all the closed Morgan Stanley account funds into the Union Bank money market account (\$30,017.16). A new CD will be purchased at a later date.
- Move funds from maturing (1/29/2016) Washington CD into the Union Bank money market account.

Sam will request refund of the \$10 reinstatement charge from Nationwide insurance since the payment was not late and our coverage did not lapse.

Discussed investing \$30,000 in a 12-month, 1.25% CD at Access National Bank.

Andy will work with Dominion Power to specifically identify the community lights that belong to Westhaven and ensure we are being billed accurately. This is the first step in transitioning to more energy efficient LED lights.

Management Report

Sam distributed HOA reference books to all Board members.

Sam did an evening drive through of the community to ensure all lights are functional.

Arbor/Pergola Repairs: Sarah motioned to ratify the R&B HomeCrafters proposal for repairs; Andy seconded. All approved.

Asphalt Repair: Paving in the second half of community will be completed in summer 2016. We need to determine who owns the stretch of pavement between Old Keene Mill Road and Westhaven stamped concrete. Sam will review the bus stop easement documents to see if it specifically identifies who owns that segment. Sarah will ask the 7-Eleven management to share the cost of that portion. Sam will solicit proposals for the stamped concrete at the main entrance (consider reducing the square footage).

Sam will ask the attorney to explain the difference between the court judgement and the amount that is presented on the HUD-1 document.

Executive Session (not required)

Meeting adjourned at 7:54pm. Next meeting will be February 11, 2016 from 6:30-8:30pm at Richard Byrd Library.