

**LAFAYETTE VILLAGE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING**

**Monday, January 14, 2008
Mason District Government Center
6507 Columbia Pike
Falls Church, Virginia 22042**

7:00 p.m.

BOARD MEMBERS PRESENT:

| | |
|------------------------|------------------|
| Joaquin Tremols | President |
| Jay Jarvis | Secretary |
| Kathie French | Treasurer |
| Michele Kahn | At-Large |

BOARD MEMBERS ABSENT:

| | |
|---------------------|-----------------------|
| Carl Iddings | Vice President |
|---------------------|-----------------------|

COMMITTEE CHAIRS PRESENT:

| | |
|---------------------|----------------------------|
| Susie Lee | ACC Chair |
| Linda Witham | Pool and Recreation |
| Jay Jarvis | Grounds |

COMMITTEE CHAIRS ABSENT:

| | |
|-------------------|-----------------------|
| Kris Walsh | Communications |
|-------------------|-----------------------|

MANAGEMENT COMPANY ATTENDEES:

| | |
|-------------------------|------------------------------|
| Diane Tschirhart | Property Manager, LMA |
| Sandra Pickron | Minute-By-Minute |

I. Call to Order

Mr. Tremols called the meeting to order at 7:03 p.m. and introduced the Board members. Additionally, Mr. Tremols introduced representatives Theresa Defore of the Virginia Department of Transportation (VDOT), and Jennifer Aument of Transurban, stating that they would provide a presentation on the upcoming Virginia HOT Lanes project.

40 **II. VDOT Presentation**

41 Ms. Aument provided an overview of the HOT Lanes project, stating that the
42 presentation would address the hot lanes and their function; the improvements to the
43 capital beltway; the construction phase, and provide information to homeowners for
44 obtaining information about the construction. Additionally, Ms. Aument highlighted the
45 following:

46

- 47 • currently 2 projects underway consisting of 70 miles
- 48 • funded privately and Federally at a cost of \$1.4 billion
- 49 • 80 year term contract, with a 5-year construction period
- 50 • entry and exit point at Braddock Road; Gallows Road; Route 66; Route 20, and
- 51 Route 7
- 52 • tolls to be based on real time
- 53 • motorist can elect to pay electronically (EZ PASS) or lock in toll rates
- 54 • hot lanes would operate along side the regular lanes; with two new lanes added in
- 55 each direction
- 56 • three new access points to Tyson Corner
- 57 • lanes will be free to HOV-3, buses, motorcycles and emergency vehicles
- 58 • There is funding for the installation of sound barriers, but their locations have not
- 59 yet been determined. Homeowners who wish to have input and be informed
- 60 should attend a design hearing that will be opened to the public in the spring.

61

62 Ms. Defore discussed the right of way process, and the installation of sound barriers,
63 reporting that VDOT and Transurban will be preparing the design plans and will present
64 them at a public design hearing. Further, Ms. Defore stated that 30 days prior to the
65 public design hearing, VDOT will notify impacted homeowners of the hearing, adding
66 that homeowners will be able to review the plans and make comments and suggestions.
67 Homeowners' comments and suggestion will be compiled and revisions will be made to
68 the plans before sending them for approval by the Chief Engineer. Ms. Defore thanked
69 the Association for the opportunity to speak with them and informed them that
70 homeowners can visit VDOT's web-site to see how the project is progressing.

71

72 **III. Open Forum**

73

74 A homeowner asked who the chairperson of the Neighborhood Watch was. Mr. Tremols
75 indicated that the position was vacant at the time.

76

77 A homeowner asked if the Board was planning on installing new lights in dark locations,
78 as there are some out in her area. Mr. Tremols replied that there is a community wide
79 effort to install new lights throughout the development and that the matter was being
80 handled through the ACC.

81

82 **IV. Approval of the Minutes**

83

84 **MOTION: Mr. Jarvis moved, Ms. French seconded, to accept the December 10,**
85 **2007 Board meeting minutes as presented. The motion passed unanimously (3-0-0).**

86

87 **V. Management Report-** Ms. Tschirhart reported that she didn't have much to
88 report, as it has only been two weeks since she took over, yet she anticipates having
89 more to report next month.

90 **VI. Committee Reports**

91

92 • **Nominating Committee**

93 Mr. Jarvis stated that the Nominating Committee is proud to nominate Michelle
94 Krahn to the Board of Directors to fill a vacancy.

95 **MOTION: Mr. Jarvis moved, Ms. French seconded, to accept the appointment of**
96 **Ms. Michelle Kahn, as recommended by the Nominating Committee, to the Board of**
97 **Directors. The motion passed unanimously (3-0-0).**

98

99 Ms. Krahn joined the Board at the head table.

100

101 • **ACC**

102 Susie Lee reported that there were no ACC requests last month; however, the
103 Committee continues to work with Ms. Tschirhart concerning the streetlights and
104 mailboxes, and anticipates a decision will be made next month. Further, Ms. Lee
105 requested that one of the Committee members be removed from the committee, as
106 they have not been attending meetings. Mr. Jarvis replied that members could be
107 removed after they miss three consecutive meetings. Ms. Lee stated that the next
108 Committee meeting is scheduled for January 21, 2008.

109

110 • **Grounds Committee**

111 (1) Mr. Jarvis reported that the committee did not meet in December; however,
112 the Committee did discuss alternatives for replacing the picnic tables, as the cost
113 to ship them is excessive. Mr. Jarvis stated that the Committee concluded that the
114 plastic lumber can be purchased from a company recommend by Linda Boone for

115 a fraction of the cost of having the tables shipped and the Committee can then
116 replace the tops on both the tables and benches.

117

118 **MOTION: Mr. Tremols moved, Ms. French seconded, to allocate the Grounds**
119 **Committee an amount of \$350.00 to purchase plastic lumber. The motion passed**
120 **unanimously (4-0-0).**

121

122 (2) Mr. Jarvis stated that as recommended during the December meeting, Blade
123 Runners has completed the installation of steps leading from Trammell Road
124 down to the sidewalk at Yorktown Village.

125

126 (3) Mr. Jarvis reported that Boyer's Tree Service cleaned out an area at the end of
127 Peyton Forest Trail which has made an enormous difference and has begun
128 another project on the "S" curve to thin out the pine trees and cut back the
129 vines which should be completed by the end of the week. Mr. Jarvis also
130 noted that the project also includes replacing some of the trees.

131

132 (4) Mr. Jarvis stated that the Committee has been doing volunteer work
133 removing some of the lower limbs on trees within the community as
134 requested by homeowners.

135

136 (5) Mr. Jarvis indicated that because of the many complaints regarding leaf
137 removal, Blade Runners came out and completed the leaf clean up as of
138 today.

139

140 (6) Mr. Jarvis requested that the ACC Committee review the trees that the
141 Committee is recommending.

142

143 • **Finance Committee**

144 Ms. French reported that the Committee did not meet in December, but will meet
145 in January on the 4th Thursday. In addition, Ms. French stated that she did receive
146 the 2006 audit in the Board package; however, she hasn't had a chance to give it
147 to the Finance Committee to review and would like to defer discussion until next
148 month. Lastly, Ms. French stated that she is working with Management to
149 determine how the Association's financial records for 2007 are, yet she has not
150 received everything from LMA.

151

152 • **Neighborhood Watch Committee**

153 Mr. Tremols reported that the Chair for the Neighborhood Watch Committee
154 resigned and the Board is looking for a new Chairperson.

155

156 • **Communications Committee**

157 Kristen Walsh, Communications Committee Chair was not present; however, it
158 was reported that information for the Newsletter is due by January 15th, and the
159 next Newsletter is slated for February 1, 2008.

160

161 • **Pool and Recreations Committee**

162 Linda Witham, Pool and Recreation Committee Chair reported that she needs the
163 Board to approve the contract for replacing the bathroom vanities submitted by
164 Atlantic Pool. Additionally, Ms. Witham stated that the Committee would like to
165 have two additional bids for pool management and requested Ms. Tschirhart seek
166 the two bids.

167

168 **MOTION: Mr. Jarvis moved, Ms. French seconded, to approve the proposal**
169 **submitted by Atlantic Pool for the bathroom vanities. The motion passed**
170 **unanimously (4-0-0).**

171

172 **VI. Old Business**

173

174 Mr. Tremols reported that the trash removal company has failed to empty the community
175 trash cans on Lafayette Village Drive several times. The Board and KPA will continue to
176 keep an eye on the trash company.

177

178 **VII. New Business**

179

180 Mr. Tremols sought suggestions as to how to prevent the deer sign from being removed,
181 as the sign has been erected on three occasions; however, someone continues to remove
182 the sign. A homeowner stated that there are lights out in the area and suggested that
183 Dominion Power should be contacted to have the lights replaced. Mr. Tremols directed
184 Ms. Tschirhart to work with Dominion Power in having the lights replaced.

185

186 Ms. Tschirhart stated that she would email the Board with her availability to do a walk
187 through of the property.

188

189 Mr. Tremols reported that Mr. Iddings suggested that the Board hold a work session.
190 After a brief discussion it was agreed that the next work session would be held at Ms.
191 French's home on the 4th Monday of the month.

192

193 The Board discussed a report that some homeowners are renting out individual rooms in
194 their homes. Ms. Tschirhart stated that she would investigate the matter further, and if
195 necessary, send violation letters and/or contact the County. Additionally, it was noted
196 that something should be placed in the Newsletter and on the web site informing
197 homeowners that renting individual rooms is a violation of the by-laws and will not be
198 permitted.

199

200 The Board discussed the on-going guest parking issue with homeowners parking their
201 vehicles in guest parking spaces for extended periods of time. Mr. Tremols authorized
202 the Neighborhood Watch Captains to place stickers on vehicles in violation advising
203 them of a date on which the vehicle will be towed.

204

205 **VIII. Action Item Review**

206

207 Mr. Tremols reviewed the action item log list with Ms. Tschirhart.

208

209 **MOTION: Ms. French moved, Mr. Jarvis seconded, to convene an Executive**
210 **Session at 8:50 p.m. to discuss ARB violations and legal matters. The motion passed**
211 **unanimously (4-0-0).**

212

213 **IX. Adjournment**

214

215 There being no further business to discuss, Mr. Tremols adjourned the Board meeting at
216 9:10 p.m.

217

218 Respectfully Submitted,

219

220

221 E.J.Jarvis II

222 Secretary