

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

Monday, May 12, 2008

**Mason District Government Center
Annandale, Virginia**

7:00 p.m.

BOARD MEMBERS PRESENT:

Joaquin Tremols	President
Sean Walsh	Treasurer
Jay Jarvis	Secretary
Michele Krahn	Member at Large (arrived at 7:16 p.m.)

BOARD MEMBERS ABSENT:

Kathie French	Vice President
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COMMITTEE CHAIRS PRESENT:

Susie Lee	ACC Chair
Jay Jarvis	Grounds Chair
Sean Walsh	Finance

OTHER ATTENDEES:

Diane Tschirhart	Property Manager, KPA
Pepper Schweizer	Recording Secretary, Minute-By-Minute

I. CALL TO ORDER

Mr. Tremols called the meeting to order at 7:03 p.m. and introduced the Board members. He stated that Ms. French would be absent and that Ms. Krahn would be late. Mr. Tremols made a motion that that the semi-annual meeting be held 7:00 pm on May 29th at Annandale High School, Room 90. The motion was approved unanimously.

II. CITIZENS COMMENTS AND FEEDBACK

A resident requested permission to plant a memorial tree in honor of a resident from Hampton Village who passed away. Hampton Village was hoping that the tree would be visible to the widow from her window. Mr. Tremols stated that this should not be a problem and should be handled by Management.

46 Another resident reported an infestation of caterpillars behind 7817 Butterfield
47 Lane and at other houses/trees. Mr. Jarvis stated he would direct the contractor to
48 spray; however, they could only go up to a certain point. He added that he has
49 additional chemicals that he can use himself. The same resident also stated that he
50 received two notices about his gutters but he has been unable to perform the work
51 due to the heavy amounts of rain.

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53 A resident reported joy riders down the hill behind his house and his concern that
54 the Association would be liable if anyone were hurt. He was directed to inform
55 the police, which he did. Mr. Jarvis also requested that he be called next time it
56 happens. He also stated that Blade Runners is not picking up the grass clippings
57 when they cut the grass.

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59 **III. APPROVAL OF MINUTES**

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61 **MOTION: Mr. Jarvis moved, Mr. Walsh seconded, to accept the draft**
62 **minutes from the April 14, 2008 Board meeting as presented that were sent**
63 **electronically. The motion passed unanimously (3-0-0).**

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65 **IV. MANAGEMENT REPORT**

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67 Ms. Tschirhart reported the following:

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69 Spring Inspections are ongoing and there are a lot of second notices. Mr. Tremols
70 requested that Ms. Tschirhart specifically look at siding, moss, discoloration, etc.
71 when performing the inspections.

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73 The street lights have been repaired so that they are off during the day and on only
74 at night.

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76 The mailbox issue has been reported to the Postmaster, who confirms that a poor
77 job was done. She will contact Ms. Tschirhart on May 23 with an update;
78 however, a resolution may take some time because the process must begin again
79 since the contractor was already paid for the work.

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81 New street lights will be installed on June 6, 2008.

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83 There are three bids ranging from \$2954 - \$6400 for the erosion repairs. The
84 Merrimac trail pipe stream must be repaired after the erosion problem is
85 addressed. Mr. Jarvis recommended the Chamberlain proposal for \$6400 because
86 the proposal is more detailed and encompassing, to which the other Board
87 members agreed. Mr. Tremols clarified that the erosion problem is on common
88 property but the cost of the paving of the pipe stream will be the responsibility of
89 the three owners.

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91 [Whereupon, Ms. Krahn arrived at 7:16 p.m.]

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The Board discussed from where the project should be funded – operating or Reserves. After some discussion it was decided that the funds would come out of Reserves; however, Mr. Walsh would like to review the Reserve study (which is due at the end of the month).

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MOTION: Mr. Jarvis moved, Mr. Walsh seconded, to approve the Chamberlain contract for \$6400. The motion carried (3-0-1), with Ms. Krahn abstaining.

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Blade Runners – Ms. Tschirhart stated that the emergency contact number is just the office number. She stated that Blade Runners would relocate trash cans left outside houses to the back of the houses at \$40 per hour. Ms. Tschirhart confirmed that she sends letters to the tenants/residents informing them that the trashcans should not be left in the front.

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MOTION: Mr. Jarvis moved, Ms. Krahn seconded, that Management be authorized to have the trashcans left in front yards, after a second notice, moved to their backyard and pass along any charge for the moving of the container along to the homeowner involved. The motion passed unanimously (4-0-0).

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The announcement will be in the next newsletter.

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Ms. Tschirhart confirmed with Legal Counsel that the Association cannot fine people \$50 per violation but rather \$10 a day until a cap of \$900 is reached, as stated in the bylaws.

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Goldklang and Cavanaugh still needs access to information LMA has in order to complete the audit. Mr. Walsh stated that he is not pleased that a qualified opinion will be received and since it is not unqualified the process needs to be closed out quickly.

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A draft of the engineering/Reserve study will be delivered no later than the end of May 2008.

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V. COMMITTEE REPORTS

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ACC: Ms. Lee reported there were five homeowner requests, three of which were approved. She also stated that the ACC guidelines have been updated, including shrubs and trees, but no large trees were approved because the backyards are too small.

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MOTION: Mr. Jarvis moved, Mr. Walsh seconded, that the ACC recommended changes to the guidelines be approved. The motion passed unanimously (4-0-0).

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Grounds Committee: For a complete report from the Grounds Committee, see Mr. Jarvis's full report, highlights from which follow:

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- Mr. Jarvis reported that the Committee did not hold a formal meeting in April

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- Arbor Day activities were very successful and included both clean up and recycling projects, trips to the dump, a great picnic, and a tree planting.

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- Work on the erosion project approved at the last meeting has been done – progress was made; however, some modifications will need to be made.

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- Dominion Virginia Power has leveled the land under the power lines

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Finance Committee: Mr. Walsh restated that the committee is still waiting on the engineering/Reserve study before it can continue with planning. He added that he is still waiting on LMA to proceed with the signature cards. Lastly, the Finance Committee meeting date has been changed to May 22, 2008.

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Neighborhood Watch: No report, however a meeting will be held May 13, 2008.

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Communications: No report, however May 21, 2008 is the deadline for newsletter submissions. Also, a leaflet was made available explaining how littering can be reported to the police.

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Pool and Recreation: No report.

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Yard Sale: The yard sale was rained out and may be rescheduled for later in the year.

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VI. OLD BUSINESS

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None.

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VII. NEW BUSINESS

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Mr. Tremols stated that there will be a Public Design Hearing for the hot lanes held on May 20, 2008 at NOVA. He encouraged all to attend or write letters to express their views and/or concerns.

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VIII. ACTION ITEM REVIEW

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The following action items from tonight's meeting were logged by Ms. Tschirhart:

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- Coordinate drainage repairs
- Prices for paving
- Siding, etc. during inspections

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- 184 • Blade Runner contract
- 185 • Blade Runner grass clippings
- 186 • Address joyriders down hill
- 187 • Receipt of audit
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189 **IX. EXECUTIVE SESSION**

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191 **Mr. Jarvis moved, Mr. Walsh seconded, to adjourn the Regular Session at**
192 **8:03 p.m. and move into Executive Session after a five minute break. The**
193 **motion passed unanimously (4-0-0).**

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195 **The Board came out of Executive Session at 9:31p.m. and directed the**
196 **Management Company to remove the fines from one homeowner due to**
197 **apparent management company error; and to provide more information on**
198 **two properties with issues for Board review.**

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200 **X. ADJOURNMENT**

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202 There being no further business to discuss, Mr. Tremols adjourned the meeting at
203 9:33p.m.

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205 Respectfully Submitted,

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208 E.J.Jarvis II
209 Secretary

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