

LAFAYETTE VILLAGE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING

Monday, November 10, 2008

Mason District Governmental Center
6507 Columbia Pike
Falls Church, Virginia 22042
7:00 p.m.

BOARD MEMBERS PRESENT:

- Joaquin Tremols President
- Kathie French Vice President
- Sean Walsh Treasurer
- Jay Jarvis Secretary
- Michele Krahn Member at Large

COMMITTEE CHAIRS PRESENT:

- Susie Lee ACC Chair
- Kristin Murk Communications Chair
- Jay Jarvis Grounds

MANAGEMENT COMPANY ATTENDEES:

- Diane Tschirhart Property Manager, KPA
- Leslie Churn Minute-By-Minute

I. Call to Order

Mr. Tremols called the meeting to order at 7:00 p.m. and introduced the Board members.

II. Fairfax County Police Officer Report

Ms. Courtney Thibault, an officer from the crime prevention unit, was present to give an update on police activity in the area. Officer Thibault handed out copies of burglary prevention tips and stated that the Board can post the tips on their website. Officer Thibault stated that there have been a few vehicle break-ins reported in the community recently. She advised residents to take down GPS devices and wipe off the suction cup ring on the windshield as they are enticing to criminals. She also advised not to leave any packages in unattended vehicles, especially with the holidays coming up. Officer Thibault urged community members to call the non-emergency police line if they hear or see something suspicious. When asked about installing security cameras on the property to reduce crime, Officer Thibault responded by saying that security cameras make it less inviting for individuals to commit crimes; however the camera has to be high quality in

46 order to clearly identify a suspect after the crime has been committed. The Board and the
47 residents thanked Officer Thibault for her time and effort.

48

49 **III. Citizen Comments and Feedback**

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51 A homeowner stated that the landscaping company continues to pile leaves at the curbs
52 and take up parking spaces.

53

54 **IV. Approval of Minutes**

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56 **MOTION: Ms. French moved, Mr. Walsh seconded, to accept the September 8,**
57 **2008 and the October 16, 2008 Board meeting minutes as submitted. The motion**
58 **passed unanimously (5-0-0).**

59

60 **V. Management Report**

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62 The Board discussed the proposals for the pool repairs.

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64 **MOTION: Mr. Jarvis moved, Ms. French seconded, to accept the proposal from**
65 **Atlantic Pools, Inc. for the pool repairs. The motion passed unanimously (5-0-0).**

66

67 **VI. Committee Reports**

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69 **ACC:**

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71 Mr. Tremols clarified that realtor signs are not considered to be a violation under
72 the bylaws.

73

74 Susie Lee, ACC Chair, Butterfield Lane, stated that there were six requests last
75 month and all were approved. Ms. Lee presented an architectural inspection
76 checklist. This will make it easier for the Management Company to identify and
77 record violations. Ms. Lee stated that she will be stepping down as Chairperson.
78 The Board commended Ms. Lee on all her hard work.

79

80 **Grounds Committee:**

81

82 See Mr. Jarvis' full report included in the Board packet. In addition, Mr. Jarvis
83 reported that seven families have expressed interest in having garden plots on the
84 common grounds behind the pool and under the power lines. The Committee
85 recommends to the Board that this project proceed. The only costs are running a
86 heavy duty water hose from the pool house to the area to be used. The Board
87 discussed charging the families a small fee for water usage and the installation of
88 a small fence to protect the plantings. The Board agreed that the Committee can
89 move forward with the plans.

90

91 Mr. Jarvis reported that the Committee previously approved a motion by email on a
92 recommended policy for handling trees on common and privately owned property. It was
93 amended to include approval by both the ACC and the Grounds committee.
94

95 **MOTION: Mr. Jarvis moved, Mr. Walsh seconded, Resolved; it is the policy**
96 **of LVCA whenever the Architectural Control Committee and the**
97 **Grounds Committee approves removal of a tree that is on homeowner**
98 **property and is also partly on common grounds, that the LVCA will pay for**
99 **a percentage of the cost based on the percentage of the tree trunk that is on**
100 **common ground; Further, that interpretation of this policy, including the**
101 **determination of percentages, shall rest with the Management Company;**
102 **Further, that disputes will be heard by the LVCA Board. The motion passed**
103 **unanimously (5-0-0).**
104

105 **Finance Committee:**

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107 Mr. Walsh stated that the Committee met last month to develop the latest draft of
108 the 2009 draft budget.
109

110 **MOTION: Mr. Walsh moved, Ms. French seconded, to approve the 2009**
111 **draft budget contingent upon the assessment number for the detached homes**
112 **on Merrimac vs. townhomes being correct. The motion passed unanimously**
113 **(5-0-0).**
114

115 **Neighborhood Watch:**

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117 Ms. Marie Ugincius from the Neighborhood Watch Committee submitted a
118 proposal to purchase and install six digital, wireless security cameras. The Board
119 agreed to table this item until more information is gathered regarding the exact
120 location of installation, an analysis on the cameras reducing crime, as well as the
121 maintenance costs.
122

123 **Communications:**

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125 Ms. Kristen Walsh reported that the next Newsletter is due out in December and
126 the deadline for articles is November 19, 2008. Ms. Walsh stated that she will do
127 the February newsletter but is resigning after that. The Board thanked Ms. Walsh
128 for all her hard work.
129

130 **Pool and Recreation:**

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132 Ms. Linda Witham was absent; therefore no report was provided.
133

134 **VII. Old Business**

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136 There was no Old Business to discuss.

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138 **VIII. New Business**

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140 There was no New Business to discuss.

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142 **IX. Action Item Review**

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144 **Ms. Tschirhart reviewed the following action items:**

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- 146 ▪ Book the room at the Mason District Center for the 2009 meetings.
- 147 ▪ Get bids on the shrubbery.
- 148 ▪ Have Mr. Jim Orlick contact Mr. Walsh regarding the coupon book.
- 149 ▪ Set up a meeting with Mr. Ed Arlutz, Mr. Jim Orlick, and Ms. Tschirhart
- 150 of KPA and the Board to discuss KPA's performance evaluation

151

152 **X. Executive Session**

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154 **MOTION: Mr. Tremols moved, Ms. French seconded, to adjourn the regular**
155 **session of the Board Meeting to convene the Executive Session in order to discuss**
156 **delinquent accounts. The motion passed unanimously (5-0-0).**

157

158 *The Recording Secretary was excused at 8:30 p.m.*

159

160 **XI. Adjournment**

161

162 **The Board rose from Executive Session after a discussion, and no actions taken.**
163 **There being no further business the Board adjourned at 8:45 p.m.**

164

165 Respectfully Submitted,

166

167

168 E.J.Jarvis II

169 Secretary