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LAFAYETTE VILLAGE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
Tuesday, January 21, 2025
Via Teleconference

BOARD MEMBERS PRESENT:
Donna Jacobson
Adrian Sobie
Dr. Julia Wray
Gina Keating

BOARD MEMBERS ABSENT:
John Alexander

OTHERS PRESENT:
Rick Jacobson
Mike Nutbrown
Anne Sansbury
Ilana Wolff
Maria Prucker
Dale Edwards, Sequoia Management
Chris Collins, Recording Secretary, Northern Virginia Minutes

I. CALL TO ORDER:

Mrs. Jacobson called the January 21, 2025, Board meeting to order at 7:04 p.m.

II. RESIDENTS' COMMENTS AND FEEDBACK:

Maria Prucker discussed the issue of her main water line being damaged from tree roots. This occurred on the Christmas holiday and the new pipe has since been installed. The roots are coming from two trees that are in the common area close to her property. The roots could cause major damage to property and nearby sidewalks. She requested that the trees be removed and replaced with something that will not grow large surface roots.

III. APPROVAL OF MINUTES:

MOTION: Mrs. Jacobson moved, Ms. Keating seconded, to approve the minutes of the December 17, 2024, Board meeting as presented. The motion passed unanimously (4-0-0).

IV. PRESIDENT'S COMMENTS:

Mrs. Jacobson thanked all the volunteers who helped shovel snow on the sidewalks of Lafayette Village Pass and who helped neighbors shovel their sidewalks and parking

spaces. She added that this volunteer spirit is what turns a neighborhood into a community.

Mrs. Jacobson also reported that the Corporate Treasury Act filing was completed on December 29, 2024, however, due to pending legal cases, it is still unknown if the CTA will affect HOAs at this time.

V. MANAGEMENT REPORT:

Mr. Edwards reported that Peters did an excellent job with snow removal. He also noted that signage he ordered has come in and he will have them installed. He also discussed hearings to take place later in the meeting.

VI. COMMITTEE REPORTS:

Architectural Control Committee: Rick Jacobson reported that there have been forty requests, eighty-two questions and 35 violations in the last year.

Finance Committee: Mrs. Jacobson reported on behalf of John Alexander that the association was over budget at the end of 2024, however, extra interest income earned balanced it out.

Mrs. Jacobson reported that Mr. Alexander recommended that the Board hold off on any further investments until the end of February at the earliest, due to large expenditures coming up.

Grounds Committee: Mike Nutbrown reported that Shenandoah delivered materials for the retaining wall work but had to delay the work due to the snow. The erosion project on Butterfield was completed.

The Board discussed wiring issues with streetlights on Byrds Nest Pass. Rick and Donna Jacobson met with a representative from Dominion who will identify where those streetlights could be connected.

Pool Committee: There was no committee report, but Ms. Just inquired about deadlines for the spring newsletter, as the committee needs to submit information concerning the upcoming 2025 pool season.

VII. OLD BUSINESS:

Website Updates: Mrs. Jacobson asked that Board members review their sections of the website and provide content or updates to Ms. Keating.

Bitly Account:

MOTION: Mrs. Jacobson moved, Mr. Sobie seconded, to approve the Pretty Links plug-in for WordPress to replace Bitly on the LVCA website. The motion passed unanimously (4-0-0).

Easement Proceeds: The Board discussed options to account for the proceeds from the easement with Fairfax County. Mrs. Jacobson will contact LVCA's HOA attorney with questions that were generated during this discussion.

VIII. NEW BUSINESS:

Trash Issues: The Board discussed options to address trash issues within the community. The Board agreed to post laminated flyers on each of the mailboxes in areas in the community where there are issues with trash and recycling.

MOTION: Mrs. Jacobson moved, Mr. Sobie seconded, to post laminated flyers with LVCA trash rules on community mailboxes in areas where there are problems with trash/recycling and to further study the trash issues. The motion passed unanimously (4-0-0).

IX. ACTION ITEMS:

Mr. Edwards will contact Vince regarding expenses discussed during the Board meeting.

X. ADJOURNMENT

MOTION: Mrs. Jacobson moved, Mr. Sobie seconded, to adjourn the regular session of the Board meeting at 8:42 p.m. and convene an executive session to discuss legal and personnel matters. The motion passed unanimously (4-0-0).

LAFAYETTE VILLAGE COMMUNITY ASSOCIATION
Executive Session of the Board of Directors Meeting
Tuesday, January 21, 2024

I. **Call to Order:** 8:43 p.m.

II. **Special Note:** The Executive Session of the Board of Directors Meeting was held via teleconference per our resolution regarding electronic meetings, dated August 17, 2021.

III. **Board Member Attendance:**
- a) Donna Jacobson, President – Present
- b) Adrian Sobie, Vice President -- Present
- c) John Alexander, Treasurer – Absent
- d) Gina Keating, Secretary – Present
- e) Julia Wray, Member-At-Large – Present
- f) Dale Edwards, Sequoia Representative – Present

IV. **Issues Discussed:**
- a) Rick Jacobson, the Architectural Control Committee (ACC) co-chair, led a discussion about the violation report. Level 4 violations warrant hearing notices, and if homeowners are nonresponsive, financial penalties will be levied against them. Board members also discussed the process for the association to pursue resolving violations directly, and then charging homeowners for any required work completed. Following this discussion, Rick Jacobson left the executive session.
- b) The board reviewed the LVCA Homeowner Aging Report, dated January 8, 2025. Our president asked Dale Edwards to 1) suspend parking privileges of any homeowner more than 90 days overdue with assessment payments and 2) send the accounts to our attorney for collection. Our president also asked Dale Edwards to send reminder emails to residents to pay outstanding dues.

  Our president stated she will again communicate the 2025 dues increase to homeowners.

  Our president asked Dale Edwards to produce a report of small (less than $10.00) amounts aged more than 60 days owed to the association. These amounts will be examined for possible write-off purposes.

V. **Action Items:**
- a) Send emails to suspend parking privileges of homeowners more than 90 days in arrears with dues payments and send these accounts to our attorney for collection (Dale Edwards).
- b) Send another email announcement to homeowners about 2025 assessment increases (Donna Jacobson).
- c) At the end of January 2025, email homeowners to ask that they pay outstanding dues (Dale Edwards).

VI. **Adjournment:** 9:14 p.m.
- a) Our president motioned to adjourn the executive session, and the secretary seconded it. The meeting was adjourned 4-0-0.