

OAK SPRING CLUSTER HOMEOWNERS ASSOCIATION
Board of Directors Meeting

CALL MEETING TO ORDER

The meeting was called to order at 7:08 PM on 18 June 2015.

Following Board members were present:

Nadine Lymn (President)
Linda Stevens (Secretary)
Dave Marik (Treasurer)
Keith Whitney (Director)

Kathy Gately represented Capitol Property Management.

VERIFICATION OF QUORUM

Quorum verified

MEMBERSHIP FORUM

N/A

REVIEW AND APPROVAL OF MINUTES FROM PREVIOUS BOARD MEETING

The Board approved minutes from a Board of Directors meeting held on 12 March 2015.

FINANCIAL AND MANAGEMENT REVIEW

(Budget)

Kathy Gately described a May 2015 financial review as generally favorable despite a Current Year Net Loss of \$1,602.04 caused by higher-than-expected tree maintenance and snow removal costs.

She also advised the Board that AAA Recycling and Trash Removal (Republic Services) has given notice of a Fairfax County disposal increase (\$.36 per home) effective 1 August 2015.

OLD BUSINESS

(Pole Lights)

Keith Whitney provided the Board with a list of Cluster homes with non-working pole lights. Kathy Gately will draft a targeted cover letter that asks the affected homeowners to fix their pole lights, either by replacing a burned-out bulb or repairing a defective pole light. Packets of information/instructions will accompany the cover letters.

Background: In view of continuing concern about non-working pole lights in the cluster, the Board agreed to provide residents with additional information about replacing their pole lights and/or replacing burned-out bulbs in the pole lights. It was decided that residents attending the Oak Spring Way Neighborhood Party on 31 May 2014 would be given flyers, and a newsletter containing pole light resources was sent out to all residents shortly thereafter.

At a subsequent Board of Directors meeting, Kathy Gately provided Board members with a contractor's 2011 inspection report that detailed what pole lights in the Cluster were not working due to burned-out bulbs or because they were broken. Keith Whitney volunteered to update that information on a light pole map that Kathy Gately would then provide to Board members.

During a Board of Directors meeting on 23 October 2014, Keith Whitney provided Kathy Gately with information about 22 (of 58) pole lights in the Cluster that were not working. She agreed to send non-compliance notices to the responsible homeowners requesting that they have their pole lights working in 30 days, either by replacing a burned-out bulb or repairing a defective pole light. (A draft notice was to be sent to Board members before notices were mailed to homeowners.) After a period of 30 days, Kathy Gately said that she would send out a second non-compliance notice to any homeowner whose pole light still was not working. Subsequently, any continuing open violations were to be referred to Reston Association for resolution.

On 12 March 2015, Kathy Gately advised the Board that instructions/information about how to replace a burned-out bulb or repair a defective pole light was mailed to all Cluster homeowners. Since some pole lights in the Cluster still are not working, she agreed to send out violation notices to non-compliant homeowners once Keith Whitney locates, re-creates, and/or updates information about which pole lights are unlit at night.

NEW BUSINESS

(Grub Control)

The Board did not approve a Blade Runner suggestion that a treatment of Merit grub preventer be applied in the Cluster to deal with increased grub activity on lawns. According to Blade Runner, white grubs are white larvae that attack the lawn by chewing on the grass roots. Several Board members were against the use of herbicides in the Cluster.

(Mulch for Playground)

A Board member noted that the Cluster playground needed a new application of mulch (certified engineered wood fiber). Kathy Gately agreed to ask Blade Runners to apply new mulch and, perhaps, slice playground weeds in the process.

(Tall Oaks Meeting)

Nadine Lynn advised Board members of a Tall Oaks Village Center Open House - Community Meeting that will be held on 22 June 2015 at the Reston Community Center. Supervisor Catherine Hudgins and the Jefferson Apartment Group are sponsoring the meeting to share the revised proposal for the Tall Oaks Village Center and give attendees an opportunity to provide feedback.

EXECUTIVE SESSION

The Board was in Executive Session from 7:42 PM to 8:00 PM.

ADJOURNMENT

The Board of Directors meeting was adjourned at 8:00 PM. (The next Board of Directors meeting is scheduled for 15 October 2015.)