

Village of Waxpool Homeowners Association
Board of Directors Meeting
October 11, 2018

Attendance:

Kandi Reddy Shannon Cook, Sequoia Management Company
Sharath Kovela - Absent
Angelia O'Connor

Call to Order:

Kandi Reddy called the meeting to order at 7:33 PM.

Approval of Minutes:

The Board reviewed the July 25, 2018 meeting minutes.

Kandi Reddy motioned to approve the meeting minutes. Angelia O'Connor seconded. All were in favor. Motion passed.

Resident Forum:

One resident was present to discuss the school rezoning and requested support from the Board to allow kids to remain at Mill Run. The Board would like to see survey feedback and reconsider as needed.

One resident was present to discuss the Waxpool road construction and impacts to the community. Additional police enforcement has been requested. The community is also requesting an updated traffic study be conducted.

The Board reviewed an email from a resident requesting the common area vegetation be cut back from his lot line. No action at this time the owner is permitted to cut back anything encroaching on his lot.

Committee Reports:

Communications Committee:

Nothing to report at this time.

Social Committee:

The committee submitted a request to increase the budget by \$1,500.00 Kandi Reddi made a motion to approve the \$1,500 increase. Angelia O'Connor seconded. All were in favor. Motion passed.

Architectural Review Board:

The Board reviewed the proposed amendments from the ARB. Kandi to amend as needed and send final revisions out for Board consideration.

The Board reviewed a variance request for a basketball hoop for account# VOW421804.

Kandi Reddy motioned to ratify the approval for the vegetable garden variance on account#VOW721797. Angelia O'Connor seconded. All in favor. Motion passed.

Kandi Reddy motioned to ratify the approval for the in ground basketball hoop variance on account#VOW642675. Angelia O'Connor seconded. All in favor. Motion passed.

Neighborhood Watch Committee:

The new community police officer if Jennifer Carpenter.

Management Report- New Business

The Board reviewed the financial statements for the months of July - September, 2018.

(M) Management to cash the Freedom bank cd coming due in 12/18 and get with Edward Jones for investment recommendations.

The Board reviewed the 2019 draft budget.

Kandi Reddy motioned to approve to 2019 budget as amended with dues remaining at \$242/quarter. Angela O'Connor seconded. All in favor. Motion passed.

The Board reviewed the reserve study update proposal.

Kandi Reddy motioned to approve the reserve study update at a rate of \$1,900. Angelia O'Connor seconded. All in favor. Motion passed.

The Board discussed possible irrigation being added to the back entrance. No action at this time.

The Board reviewed the 2018-2020 audit & tax proposal from Malvin Riggins. Kandi Reddy motioned to approve the proposal at a rate of \$2,775 for 2018 with \$100.00 increases for 2019-202. Angelia O'Connor seconded. All in favor. Motion passed.

The Board reviewed grounds contract proposals.

(M) Management to verify specs & tree work capabilities with Cedar Run as well as verify they have an arborist on staff and send the updated proposals out via email for a board vote.

The Board reviewed the Call for Candidates mailing.

Kandi Reddy motioned to ratify the 2017 income taxes. Angelia O'Connor seconded. All in favor. Motion passed.

Kandi Reddy motioned to ratify the Belmont Ridge Road easement agreement accepted, with the final payment from the County being \$7,500.00. Angelia O'Connor seconded. All in favor. Motion passed.

The Board reviewed the operational calendar.

Old Business:

The Board discussed the pond updates. Loudoun County is continuing to investigate pond 2. Possible solutions should be proposed by the county soon.

(M) Management to follow up as needed

The Board reviewed the draft letter provided by John Fitzgerald for the traffic calming study request.

(M) Management to send letter asap

The Board discussed the VCAP planting area and reviewed a proposal from Visual Edge for additional deer protection to be installed.

(M) Management to verify the trees being proposed to add deer protection to are alive and send this out for an email vote.

The Board reviewed a proposal from Visual Edge for items that came from the Fall walk and were outstanding homeowner requests related to common area trees, etc.

Kandi Reddi made a motion to approve the proposal at a rate not to exceed \$16,610. Angelia O'Connor seconded. All in favor. Motion passed.

Executive Session:

Kandi Reddy made a motion to move into executive session at 8:49 PM. Angelia O'Connor seconded. All were in favor. Motion passed.

Kandi Reddy motioned to come out of executive session at 9:16p.m. Angelia O'Connor seconded. All in favor. Motion passed

Kandi Reddy motioned to approve decisions made during executive session, the decisions were as follows:

Account# VOW122082- No Action

Account# VOW121979 – No Action
Account# VOW24266- No Action
Account# VOW242669 – No Action
Account# VOW242657 – 30 day extension/\$10 day
Account# VOW242632 – No Action
Account# VOW242689 – 30 day extension/\$10 day
Account# VOW342683 – 30 day extension/\$10 day
Account# VOW621872 – No Action

Angelia O'Connor seconded. All were in favor. Motion passed.

Adjournment:

Kandi Reddy made a motion to adjourn the meeting at 9:18PM. Angelia O'Connor seconded. All were in favor.