

APPROVED MINUTES  
The Courts & Ridges of Ashburn HOA  
Board of Trustees Meeting  
20361 Susan Leslie Terrace  
Ashburn, VA 20147  
March 12, 2007

**BOARD MEMBERS PRESENT:**

- Jim Alba, President; Greg Truba, VP; Larry Cimbalista, Treasurer; Karthik Srinivasan, Secretary; Rob Whetsel; Mark Wright; Matt LeClercq
- Staff Members: Dalia Martinez, Community Manager, PMP

**CALL TO ORDER:**

Jim Alba called the meeting to order at 7:01pm.

**BOARD MEMBERS ABSENT:**

Mark Wright left the meeting at 8:11pm.

**ELECTION OF OFFICERS:**

- Karthik Srinivasan nominated Jim Alba for President. Rob Whetsel seconded the nomination and Jim Alba was chosen unanimously for President.
- Rob Whetsel nominated Greg Truba for Vice President. Jim Alba seconded the nomination and Greg Truba was chosen unanimously for Vice President.
- Mark Wright nominated Larry Cimbalista for Treasurer. Greg Truba seconded the nomination and Larry Cimbalista was chosen unanimously for Treasurer.
- Larry Cimbalista nominated Karthik Srinivasan for Secretary. Greg Truba seconded the nomination and Karthik Srinivasan was chosen unanimously for Secretary.
- Mark Wright and Matt LeClercq are Members at Large.

**GUEST:**

- Deputy Craig Schleiden gave a summary of the calls to the sheriff's office for January through today. Deputy Andy Forsch will be taking over Deputy Schleiden's job as neighborhood contact. Deputy Schleiden followed up on his request to the County Transportation department to repaint the Gloucester Parkway crosswalk. The Sheriff's office will do their best to monitor vehicle speed on Gloucester.

**TRAFFIC STUDY DISCUSSION/RESIDENT INPUT:**

- An open discussion was held concerning the recent Traffic Study completed for Susan Leslie Drive. Mark Wright will prepare a letter summarizing the decisions made on traffic calming measures, which include a raised crosswalk to be located twenty feet from Brookline; stop signs at Sunset, Brookline, and Grovemont; 15 mph signs at each end; and crosswalk signs at each end. Mark's letter will be sent to the BOT for review.
- Dalia Martinez will email the Deputy to find out about enforcing laws against parking near fire hydrants and parking across driveway entrances on private roads.
- Matt LeClercq will come up with recommendations on curb painting for Sunset Terrace to

help alleviate parking and traffic issues.

- Dalia Martinez will contact Larry Leber to let him know that residents have not been getting a response to phone calls to the pre-blasting inspectors.

### **COMMITTEE REPORTS:**

- **Architectural Review Board (ARB):** Adil Ocak said there were no issues. There are currently four members.
- **Communications Committee (CC):** Mark Wright sent out the newsletter.
- **Events Committee (EC):** Not present. The bowling event was very successful.
- **Neighborhood Watch Committee (NW):** Not present.
- **Open Space Committee (OSC):** Rob Altland said the playset would be installed during the first week of April. Proposals for lighting, damaged lights, and sign lighting issues were discussed. A dumpster for the community cleanup will not be rented this year. Snow plowing and sidewalk clearing was discussed. Dalia will find out Horseman's rate for shoveling.
- **Pool Committee (PC):** Larry Cimbalista said he found commercial-grade umbrellas and will begin replacing old ones as needed.
- **Swim Team Committee (STC):** Rob Whetsel said that sub-committees are set up and that they will not need to bring in as much sponsorship as they did last year.

### **FINANCIAL REPORT:**

- Larry Cimbalista said he met with Ed Thomas and that Ed is working to set up separate reserve accounts for townhomes and single family homes.
- Larry discussed availability of funds for lighting and that there is \$5000 in the operating budget now only because funds were not transferred last year for the striping and the pothole repair.

### **COMMITTEE MEETING DATES:**

ARB 3/14; CC-not this month; Events 3/19; OSC 3/21 at 6:30pm; Pool-already met; STC 3/22 (tentative).

### **MANAGEMENT REPORT:**

- Jim Alba said the traffic signal easement for the corner of Gloucester and Claiborne was signed and notarized.
- Dalia updated the BOT on the status of Toll Brothers clearing the tree that fell from their property onto Courts and Ridges property.
- Larry asked Dalia to code the Traffic Study expense to the \$15000 from Upshire Realty.

### **ADJOURN:**

The meeting was adjourned at 8:30pm in a MOTION made by Greg Truba.

Respectfully submitted,

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Karthik Srinivasan, Secretary  
Board of Trustees  
Joyce L. Cimbalista, Recording Secretary  
Courts & Ridges of Ashburn Association

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Date