

Approved MINUTES
The Courts & Ridges of Ashburn HOA
Board of Trustees Meeting
20361 Susan Leslie Terrace
Ashburn, VA 20147
June 9, 2008

BOARD MEMBERS PRESENT:

- Greg Truba, President; Karthik Srinivasan, V.P. and Secretary; Matt LeClercq, Treasurer
- Staff Members: Audra Wallace, Community Manager, PMP

CALL TO ORDER:

Karthik Srinivasan called the meeting to order at 7:05pm.

BOARD MEMBERS ABSENT:

Greg Truba arrived at 7:52pm.

RESIDENT INPUT:

Linda Winegar asked for permission to hold a Teen Pool Night on June 17th at no cost to the community. Since this event was not previously scheduled, Matt LeClercq asked Linda to contact the Events Committee since it falls under their role. Events Committee could then submit a request for \$80 for the lifeguard expense.

COMMITTEE REPORTS:

Architectural Review Board (ARB): Adil Ocak said there was an increase in applications this month. Adil suggested teleconferencing as an alternative way for committees to meet. The Board is reviewing the draft of the Guidelines. Jennifer Solomon said she has seen some residents put in front walkways and not replace their light post. Audra asked Jennifer to contact her with specific information and she will check into it. Adil said there are several properties where the grass is overgrown. The Board went over the policy for violations.

Events Committee (EC): Aarin Wiltz said the Yard Sale was not as good due to rainy weather the night before. There have been requests for a Fall Yard Sale and Aarin will see if she gets further requests in response to her newsletter article. The Community Cleanup had low participation. The Board discussed ways to get more residents involved next year.

There will be an Ice Cream Social on July 4.

A thorough discussion was held in regards to the requested Teen Pool Night. Aarin stated that the Events Committee voted on the year's events. The number of events was reduced this year due to lack of manpower. The Committee fully supports Teen Pool Night as long as a volunteer comes to a meeting and requests it. An agreement was reached whereby the Teen Pool Night may be held on June 17th as long as it's self-funded and Aarin contacts Cindy Coggins to coordinate it. In the future, volunteers interested in planning an event must attend an Events Committee meeting so it can be voted on.

Open Space Committee (OSC): Russ Fuller discussed two quotes for tree removal and recommended BladeRunners. The \$1800 will come out of the current budget. Russ will get estimates for the remainder of the work needed for the year. The planting was completed around the Courts sign at a cost of \$100 for plants and \$200 for watering for the rest of the

summer.

Russ discussed the bids for the resurfacing of the tennis courts. Bishop was the only company to provide the NovaPro bounce surface and a five-year warranty.

Greg Truba made a MOTION to approve the re-surfacing of the tennis courts by Bishop at a cost of \$64,530. Karthik SECONDED the motion and the motion (BOT-0608A) was APPROVED (3-0-0).

Greg Truba made a MOTION to approve Bishop's quote on resurfacing the basketball court on Susan Leslie with a two-year warranty at a cost of \$6750. Karthik SECONDED the motion and the motion (BOT-0608B) was APPROVED (3-0-0).

Pool Committee (PC): Greg Truba said that the new umbrellas were received and set up. A bad filter on the baby pool was replaced for \$47. Greg discussed the need to purchase a replacement brush and hose kit for \$250.

Swim Team Committee (STC): Nancy Ruttenberg was present as the new chair of the Swim Team Committee. She emailed the recent meeting minutes. Nancy said the Committee will pay for lifeguard support for the Swim Clinics for June 7th and 14th. The Clinics are for swim team members only, cost \$5, and are for stroke refinement. Jeff Eberhard will be leaving the Treasurer position in August and Rodger Williams will be taking over. Nancy stated that the team has 150 members.

Communications Committee (CC): Mark Wright said the HOA web site rewrite is almost done and he plans to have it go live on Monday June 16th. He thanked Joyce Cimbalista for her work on rewriting the site. Mark will email the Board and Committees a link to a test version of the new site so everyone can check links and functionality. Articles are needed for the next newsletter. The newsletter may be delayed a little so it will go out shortly after the new web site goes live. Mark urged everyone to contribute articles so that the newsletter can remain a community newsletter.

Neighborhood Watch Committee (NW): Not present. Mark Wright says the committee still appears to be active. Greg will email Ingrida to check on the status of the committee.

APPROVAL OF MINUTES:

A MOTION was made by Matt LeClercq to approve the April 14th minutes. Karthik Srinivasan SECONDED the motion. The motion (BOT-0608C) was APPROVED (3-0-0).

PENDING BUSINESS:

Karthik will go to the next Good Shepherd Alliance meeting to be held on the third Saturday of July. Karthik will also follow up on ensuring a representative attends the ribbon-cutting.

MANAGEMENT REPORT:

- The second year of the Milky Spore treatment was not done since the Valley Crest contract had been cancelled.
- Upshire Realty will be charged \$800 annually for their share of Susan Leslie Drive road maintenance. An additional charge of \$150 will be applied for each snow removal.
- Audra reported that W-9s were received from all Swim Team personnel.
- Audra will remind Larry Leber that the Walgreens property requires more regular cutting and edging.
- Audra notified the Board that no new updates have been received from the lawyer's office.
- In response to a complaint about needing the dog station replaced that was near the Walgreen's property, Russ will see if any existing ones could be relocated there.
- Nothing will be done in response to the request for a Virginia State Tax payment until written documentation has been received.

- Russ will check into the gap in the new fence since it doesn't quite meet the objective of preventing balls from going out in the road.
- Audra will find out the total number of outside pool memberships.
- Greg Truba made a MOTION to authorize a purchase by the Pool Committee to replace the hose and brush with telescoping handle used for cleaning the pool for an amount not to exceed \$250. Karthik SECONDED the motion. The motion (BOT-0608D) was APPROVED (2-0-1, with Greg Truba abstaining).

EXECUTIVE SESSION:

At 9:38pm, Greg Truba made a motion to enter Executive Session for the purpose of discussing delinquent accounts. Matt LeClercq SECONDED the motion. Executive Session ended at 9:46pm.

FINANCIALS:

Matt LeClercq said the financials looks good.

ADJOURN:

The meeting was adjourned at 9:48pm in a MOTION made by Greg Truba.

Respectfully submitted,

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

 Date