

LANDMARK MEWS COMMUNITY ASSOCIATION MINUTES  
Board Meeting January 9, 2013

The January 2013 LMCA board Meeting was held on Wednesday January 9, at 6279 Chaucer View Circle. Board members present were: Charles Cureton (Vice President) Bill Gaffney, Maria Santos, Joel Kaplan and Tom Craig. Absent were Board members Jerry Putman (President), Linda Carter and Heather McGhee (Secretary). Also present were Roger Casalengo (Property Manager), Chris Dale (Interim Treasurer), and Bill Evinger (Covenants Chair). Also in attendance were homeowners Tim and Annie Foster and Simon Bennett. Charles declared there was a quorum to have the meeting and he convened the meeting @ 7:00pm.

### **Agenda Approval**

Since Charles was new to the task of running the meeting, Bill Gaffney asked if there were any additions to the agenda.

*Bill Gaffney moved to approve the agenda. Joel Kaplan seconded. Approved 5-0. 2 Absent.*

### **Secretary's Report**

Since Heather was absent, Bill asked if everyone received the minutes from the December meeting. All indicated they had received them.

*Joel Kaplan moved to approve the December draft minutes. Bill Gaffney seconded. Approved 5-0. 2 Absent.*

On behalf of Heather, Maria asked if Board members could volunteer to host the February and March meetings. Joel Kaplan offered to host the February meeting and Charles Cureton offered to host the March meeting.

### **Financial Report**

Chris started by saying that she needed approval on GoDaddy.com web hosting as the deadline to do so was February 12. She will have the current contractor transfer the data/content. She also requested the Board's permission to find another web master to maintain Landmark Mews' web site. She said that she and Tom Craig would interview potential candidates.

*Charles Cureton moved to approve the GoDaddy.com web hosting. Joel Kaplan seconded. Approved 5-0. 2 Absent.*

Chris stated that Washington First Bank was now Alliance Bank and that we should review the account status after the first year. She also stated that our insurance company issues a refund since they cannot process refunds after 3 years. There is a CD maturing on January 20, 2013 and she recommended that we leave it with ING.

*Charles Cureton move to accept the Treasurer's report. Bill Gaffney seconded. Approve 5-0. 2 Absent.*

## **Property Report**

Roger began by listing some projects that had been completed.

- Leaf pick-up was done yesterday, Tuesday, January 8.
- A repair was done to the pole light
- Replaced 3 bulbs on the berm
- Completion of 2 drainage projects
- 2 Welcome Baskets were distributed since the last meeting

He also stated that he would back burner getting new mailboxes until the Spring. He wanted to wait until Jerry was at the next meeting to discuss further. He had gotten one estimate from Trash Masters and had another proposal pending that he would follow-up with later.

Roger then moved on and reported that the fence had been complete and that he would like to add a bush on the greenway at the end of the fence to help discourage trespassers.

*Charles Cureton moved to pay the additional \$800 the tree at the end of the fence. Bill Gaffney seconded. Approved 5-0. 2 Absent.*

Tim Foster provided the Board with an update on the Overlook committee and Hot Lanes Task Force.

## **Covenants**

Bill Evinger passed out the request for modification report and said that all the fall re-inspections had been completed. He also passed out an updated list of the leases at Landmark Mews and noted that only 2 out of the 17 did not have leases on file, which he was working on obtaining. He also passed around a Covenants Corner January 2013 document with 3 reminders:

1. Take down holiday decorations.
2. Dog waste issue – please pick up after your dogs.
3. Dogs must be on leashes at all times per Fairfax County law.

Bill also had a question with regards to the change in Landmark Mews' registered agent. Apparently there is a PDF on the web site indicating that we changed our registered agent. Bill is going to research further to find out the reason for the change.

## **Other Business**

Charles asked if there were any homeowner questions. There were not any.

Chris asked Charles to follow-up with Jerry on the President's message for the January Mews News.

As policy is not discussed in executive session, Charles closed discussion and the Board entered executive session

*Tom Craig moved to enter Executive Session, and it was seconded by Joel Kaplan. Approved 5-0. 2 Absent.*

At the conclusion of the executive session, the Board reconvened in public session, as required by the Property Owner's Association Act.

The Board agreed upon a course of action with regard to homeowner issues.

*There being no further business, Joel Kaplan moved that the meeting be adjourned, and it was seconded by Tom Craig. Approved 5-0, Absent 2, so the meeting was adjourned at 8:34 PM.*

The Board's next regularly scheduled monthly meeting will be on December 12th at Tom Craig's home, 6364 Brampton Court at 7:00 p.m.

Respectfully submitted,  
Maria Santos Halvorson

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