

LANDMARK MEWS COMMUNITY ASSOCIATION

Board Meeting

April 9, 2014

6364 Brampton Court, 7.00 p.m.

Board Members in Attendance

Jerry Putman (President)

Bill Gaffney

Linda Carter

Joel Kaplan

Vicky Gaston

Tom Craig

Board Members Absent

Charles Cureton (Vice President)

Officers in Attendance

Roger Casalengo (Property Manager)

Heather McGhee (Secretary)

Bill Evinger (Covenants Chair)

Homeowners in Attendance

Christine Dale, Simon Bennett, Tim Foster, Annie Foster

Please note: All motions are shown in quotes, followed by the Board Member who made the motion, the Board Member who seconded the motion and the vote result all in parentheses.

Call to Order

Noting the presence of a quorum, Mr Putman called the meeting to order at 7.00p.m. This was seconded by Bill Gaffney.

Approval of the Agenda

“I move to approve the agenda as presented”. (Jerry Putman, Joel Kaplan, **Approved 6-0, 1 Absent**)

Approval of Minutes

“I move to approve the minutes as presented”. (Jerry Putman, Joel Kaplan, **Approved 6-0, 1 Absent**)

Property Manager’s Report

Roger started by saying that he had welcomed 3 new renters to the community since the last meeting. He then said that Virginia Paving would soon be inspecting the visitor parking area, maybe 7/8 spaces on the Masefield side of Bedlington Avenue. Upon inspection, Virginia Paving would make a decision on their liability to repair the spaces. Roger continued by saying that the curbs would also be redone. Next he said that Valley Crest would soon be doing edging and mulching throughout LMCA and that if you don’t want/need any mulch to please let him know.

Next Roger moved on to discuss some possible landscaping projects, specifically those at the end of Cottingham, on Chaucer View Circle, Masefield Court and on Bedlington. On

account of the excessive cost of the proposed landscaping to the area near Chaucer View Circle, he will consult with a landscaper and then present several options to the Board the May meeting.

Roger then updated everyone on the status of the mailbox project. Installation of the new mailboxes will begin the last week of April, and could carry over to the first week of May, but there won't be any interruption to the mail service. The total cost for the new mailboxes will be about \$26,000.

Covenants' Report

Bill Evinger reported that there was one new requests to modify since the March meeting.

President's Report

Jerry gave the floor to Tim Foster who updated everyone on the status of the Stevenson Avenue project. The current estimated completion date will be the first quarter of 2015 and he also informed everyone that LMCA had recently been approved for a \$5,000 grant to help compensate for the cost of landscaping on Stevenson for calendar year 2013. He continued by saying that he had also requested the grant for calendar year 2014 but hadn't heard back yet. He then explained that after much collaboration and consultation it had been recommended that the 10 trees along Stevenson Avenue should be removed. Jerry then expressed his gratitude to Tim for a job well done.

Jerry then gave an update on a homeowner who was behind on dues and whose home and property had been cleaned up by LMCA. He explained that a lien had been placed on the property and said that the homeowner had failed to respond after several attempts by LMCA to open up the lines of communication. After some discussion, it was decided that Bill Evinger, Roger Casalengo and Vicky Gaston would do some research and figure out what the next step should be.

Lastly Roger gave an update on the issue of the tree removal on the shared property line of LMCA and Overlook. He explained that Overlook had paid LMCA for their half of the estimated cost of the tree removal and that after another consultation by Valley Crest the cost had slightly increased to include the fee for a wood chipper to help clean up the area even more. The Board agreed with Valley Crests suggestion and the increased cost.

Board Decisions

"I move that we communicate to VDOT that LMCA doesn't object to the removal of the trees on Stevenson Avenue." (Jerry Putman, Tom Craig, **Approved 6-0, 1 Absent**)

Next Meeting

The next scheduled Board Meeting will be at 7.00p.m. on Wednesday May 14, 2014 at Joel Kaplan's home, 6309 Chaucer View Circle.

Adjournment

The Board agreed by **Unanimous Consent** to adjourn the meeting at 8.00p.m.

Heather McGhee
Secretary

Jerry Putman
President