

**Lake Manassas Residential Owners Association
Board of Directors Meeting
Tuesday June 16, 2016
5:30 p.m. Executive Session/ 6:00 p.m. Open Session**

CALL TO ORDER

Bob Hale **MOVED** to call the meeting to order at 5:30p.m. Don Minogue **SECONDED** the **MOTION**, which **PASSED UNANIMOUSLY**.

EXECUTIVE SESSION

Bob Hale **MOVED** to **ENTER EXECUTIVE SESSION AT 5:30 p.m.**
Don Minogue **SECONDED** the **MOTION** which **PASSED UNANIMOUSLY**.

APPROVAL OF THE AGENDA

Gary Border **MOVED** to **APPROVE** the agenda as presented. Bob Hale **SECONDED** the **MOTION** which **PASSED UNANIMOUSLY**.

APPROVAL OF THE MINUTES

Gary Border **MOVED** to **APPROVE** the Meeting minutes from the February 23, 2016 meeting. Bob Hale **SECONDED** the **MOTION PASSED UNANIMOUSLY**.

MATTERS FOR BOARD DECISION

Ratify Motions Approved by Email

R. Hale **MOVED** to **RATIFY** all **MOTIONS** that were unanimously Approved by email by the LMROA Board of Directors between February 23, 2016 and June 15, 2016. Don Minogue **SECONDED** the **MOTION**, which **PASSED UNANIMOUSLY**.

1. Motion to Approve the purchase of flowers for Bonnie Briar Circle to be charged to FY2016 GL Account 9980, Misc Expenses.
2. Motion to Approve the 2016 Swim Team contract with the Lake Manassas Blue Dolphins.
3. Motion to Approve the AIAI Insurance proposal for 2016-2017.
Motion to Approve the 2016 Water Usage Agreement with resident Cleil Albrite for the reimbursement of water in exchange for irrigation at the Tuxedo Lane Common Area between April 1, 2016 and September 30, 2016
4. Motion to approve expenditure of \$18,600 from the Basheer funds to have Dewberry develop all the necessary Plans and Surveys to begin the construction Improvements for the Third Lane at the Stonewall Gate Entrance.
5. Motion to Approve A&B paint the Pergola at the Pool not to exceed \$2,500.
6. Motion to Approve reinvestment of \$100,000 CD with Discover Bank to a CD maturing in 5/2019 paying 1.2%.

7. Motion to Approve an Easement Agreement between the LMROA and Gerard and Celeste Neville, owners of 15131 Windy Hollow Circle for a three foot extension of the driveway apron at that location.
8. Motion to Approve the Landscape Maintenance contract with KCS beginning July 1, 2016 through June 30, 2016.
9. Motion to Approve the appointment of Dick Knodt as member of the Budget and Finance Committee.

MOTION by Don Minogue to approve contract with PDSW for landscape surveys/reports at a cost of \$420, four times per year; **SECOND** by John Coyle.
APPROVED.

MOTION to deny free transponder to homeowner as requested; **SECOND** by John Coyle. **All members AGREE.**

RESIDENT OPEN FORUM

No Comments

MATTERS FOR BOARD INFORMATION/DISCUSSION

Homeowner Emails/Concerns

Mosquito Concerns: The Board reviewed the resident request; check with pest control company on options.

Resident Event Request: The Board would like to know what's the liability to the Association, Michelle talk to the insurance company. The resident can put a LMROA Coupon in the newsletter.

Graffiti: Ed cleaned up the graffiti

Kamehameha Landscape Request: Michelle will get a proposal from Ed on the slope and where water runs down to stream.

Committee Minutes/Reports

Budget and Finance, Communications, CSVAC, Covenants, Environmental, MCC, and Swim & Tennis all contributed reports to the Board Package.

Covenants

The Board asked what has been chronic issues.

Response: 1) People parking overnight 2) People putting trash out Fri-Sat-Sun, especially clippings from Landscape Companies.

Solution/Action: Michelle will start with an email blast about trash and then begin violations. Michelle will also put a flier at the front gate for distribution to all landscape companies notifying them not to leave any clippings behind.

Violation Report and Management Report

18 modification applications, 110 violation letters, 16 Inspections

FINANCIALS

April financials were provided by email to the Board. May Financials will be delivered 06/24/2016.

NEW BUSINESS

No New Business

ADJOURNMENT

Bob Hale MOVED to **ADJOURN** the meeting at 6:21 p.m. Don Minogue **SECONDED** the MOTION, which **PASSED UNANIMOUSLY**.

Minutes take by Kerry Schmitz

Date Approved: September 19, 2016