

NEWINGTON FOREST COMMUNITY ASSOCIATION, INC.
MINUTES OF THE MEETING OF DECEMBER 8, 2009
(Held in the Community Center)

CALL TO ORDER

Mr. Crooks called the meeting to order at 7:30 p.m.

ATTENDANCE

In attendance were:

John Crooks, President
Joe Martocci, Vice-President
Robert Cooper, Treasurer
Jeff Rose, Secretary
Ken Frye, Assistant Secretary/Treasurer
Jeff Bailey, Board Member
Stephanie Jackson, Community Manager
Dana Mayfield, Assistant Community Manager
Wanda Walsh, Administrative Assistant

Absent:

Cathy Alqahtani, Board Member

Mr. Crooks asked if any of the residents in attendance or any member of the Board would like to record the meeting. No one responded with a desire to record.

READING AND APPROVAL OF THE MINUTES OF THE NOVEMBER 17, 2009 BOARD MEETING

Since the minutes of the November 17, 2009 Board meeting had been emailed to the Board for review prior to the meeting, Mr. Crooks made a motion to accept the minutes as presented. Mr. Martocci seconded the motion. With there being no discussion held to change the minutes, a vote was taken on the motion. Mr. Crooks, Mr. Martocci, Mr. Cooper, Mr. Rose, and Mr. Bailey voted in favor of the motion. Mr. Frye abstained as he was not present at the November 17th meeting. The minutes were approved as written by a majority vote.

HOMEOWNER'S FORUM

Mr. Neal McBride attended the meeting to discuss several topics with the Board:

- The Turning Point Suffragist Memorial Committee that is raising funds to erect a suffragist memorial on parkland adjacent to where the Occoquan Workhouse once stood (then part of the Lorton Prison complex).
- The possible 2011 budget cuts to Fairfax County Public School programs and the impact they could have on Newington Forest Elementary.
- The budget cuts which have resulted in the Park Authority's inability to maintain the trail system as well as recreational fields.

- The concerns expressed by Newington Forest Elementary as well as South County Secondary regarding the behaviors exhibited by the children who reside in the Westminster Oaks section of the community and the need to educate the Association, the management of Westminster Oaks as well as the police on the ways to deal with those behaviors and breach the cultural/language barriers.

Mr. Crooks noted that, at the previous meeting, residents from Grandview Ct. expressed concern regarding the crime rate in the Westminster Oaks section of the community. Mr. Crooks made the Board and residents in attendance aware that the Crime Prevention Section of the Fairfax County Police Department was contacted to ascertain the number and type of incidents which have been reported. Mr. Crooks noted that in the months of October and November only six minor incidents of noise/domestic type situations were reported. Mr. Crooks encouraged the residents in attendance to contact the police and report any incident which they perceive to be suspicious or odd behavior.

TREASURER'S REPORT

Mr. Cooper reported that, as of the date of the meeting, the Association's accounts had the following balances:

- Operating: \$40,165.65
- Lockbox: \$60,090.58
- Reserve: \$229,194.81
- T-Bills: \$900,000.00
- CDs: \$300,000.00

Mr. Cooper noted that one of the T-Bills in the amount of \$100,000 was due to mature soon and asked the Board if he should reinvest the money. Following a brief discussion of reserve money available for the upcoming repairs to several failed sections of the asphalt trail behind a home on Magic Leaf Road, the consensus of the Board was to have Mr. Cooper reinvest the \$100,000 T-Bill.

NEW BUSINESS

Discussion/Decision on Additional Tree Removals

Mrs. Jackson made the Board aware of three dead/dangerous trees located behind a home on Magic Leaf Road in need of immediate removal. Mr. Crooks made the Board aware that he had given Mrs. Jackson the authorization needed to schedule the trees for removal. Mr. Crooks then made a motion to expend \$1,250 to remove three trees threatening private property on Magic Leaf Road with the money to be taken from Account # 6020 (Common Area Tree Removal). Mr. Rose seconded the motion. A vote was taken on the motion and the motion passed with a unanimous vote of the Board Members present.

Discussion/Decision on Payment Plan Proposal

Mr. Crooks made the Board aware of a resident who lives at 8040 Steeple Chase Ct. who currently owes approximately \$3,000 in assessments and legal fees. Mr. Crooks noted that the property owner lives on a pension and has proposed,

through the Association's attorneys, a payment plan of \$100 a month. Mr. Crooks informed the Board that he will direct the attorneys to approve the payment plan of \$100 per month provided the homeowner remains current with 2010 assessments.

OLD BUSINESS

Continued Discussion/Decision on the Assignment of a Second Parking Space on Grandview Court

Mr. Crooks reminded the Board of the petition received from a majority of the owners on Grandview Ct. requesting the assignment of a second parking space. Following the Board's approval of the request, several residents of the court attended the last meeting to object to the designation of a second space. Based on that discussion, the Board made the decision to postpone the painting of the second spaces to give residents the opportunity to provide an amicable parking solution worked out by the residents on the court. Mr. Crooks made the Board aware that a second petition had been received, containing the signatures of a majority of the court, opposing the assignment of a second parking space.

Mr. Rob Mitchell, 8096 Grandview Ct., noted that he passed the second petition. It was Mr. Mitchell's feeling, upon talking with the residents of the court, that a majority of the residents who signed the first petition either didn't understand what assigning a second space would entail or they didn't care one way or the other.

Ms. Cate Reich, 8072 Grandview Ct., informed the Board and residents in attendance that the first petition that was passed by her husband was done in a professional manner in which all of the residents were provided with the knowledge that he had at the time of the proposed parking plan. Ms. Reich noted that the petition drive has energized the court and has neighbors talking with neighbors. Ms. Reich further noted that she would like to pursue the use of parking stickers/decals on their court. Mr. Crooks noted that he did not think that parking stickers/decals would resolve the parking issues brought to the attention of the Board any more than assigning a second space would have.

Following a brief discussion, Mr. Crooks made a motion to support the second petition that was received and not designate a second parking space on Grandview Ct. Mr. Martocci seconded the motion. A vote was taken on the motion with Mr. Crooks, Mr. Martocci, Mr. Rose, Mr. Frye and Mr. Bailey voting in favor of the motion. Mr. Cooper voted against the motion. The motion carried with a majority vote of the Board Members present.

RECESS INTO EXECUTIVE SESSION TO DISCUSS PERSONNEL MATTERS

The Board meeting was recessed into Executive Session at 8:05 p.m.

RECONVENE/DECISION ON MATTERS DISCUSSED IN EXECUTIVE SESSION

The Board meeting was reconvened at 8:35 p.m.

Mr. Crooks made a motion to provide holiday bonuses to the Association staff totaling \$2,300. Mr. Rose seconded the motion. A vote was taken on the motion and the motion passed with a unanimous vote of the Board Members present.

BOARD ITEMS

Mr. Cooper made Mrs. Jackson aware of a large number of trees that had been removed from a property on the pipestem off of Diving Cliff Lane.

Mr. Bailey noted that there has been a problem with flooding along the pipestem off of Raindrop Way. Mr. Bailey noted that several companies have been contacted to help resolve the problem. Mrs. Jackson was asked to follow up with Storm Water Management to see if the problem could be attributed to a blocked storm drain.

ADJOURNMENT

Mr. Rose made a motion to adjourn the meeting; Mr. Martocci seconded the motion. Following a unanimous vote of the Board Members present, the meeting was adjourned at 8:45 p.m.