

Board of Directors Meeting Minutes
Forest Ridge Homeowners Association
2 April 2009

Present: Milt Settar, Garvin Davenport, George Jahnigen, Gerhard Krohn, Lisa Gardner, Dan Steinman, Daniel Rothman,

Absent: Max Ramirez, Michael Brittle, Linda Menke, Juanita Easton

Others in Attendance: Valencia Hebert (Treasurer), Mike Hebert (Neighborhood Watch), Darlene Shomo (Secretary), Homeowners Trevor and Pat Holliday, Stephen Greygor, Matthias Reinhold

Call to Order: President Settar called the meeting to order at 7:35 pm.

Sheriff's Report: No representative from the Sheriff's office was present at the meeting.

Secretary's Report: Draft minutes from March's Board meeting were sent to Board members prior to the meeting.

President Settar asked if there was a motion to approve the minutes from March's Board meeting. Dan Steinman made a motion to approve the minutes from March's Board meeting, Garvin Davenport seconded the motion and approved by all attending.

President's Report: President Settar reported the following: Received notice that Loudoun County Board will be recommending property on Acorn be placed in abatement program. This property is scheduled to be discussed at the county board meeting in May. ACC Chair will notify homeowners on Acorn of meeting.

Treasurer's Report:

Valencia Hebert (Treasurer) provided Board members with a copy of March's budget. The following was reported: (1) Total income this month was \$10,881 (2) Total expenses were \$2,788 (3) Ending balance \$14,944.

President Settar asked if there was a motion to accept the Treasurer's report for March as reported. Dan Steinman made a motion to accept the Treasurer's report, Gerhard Krohn second the motion, and approved by all attending.

Committee Reports:

Administrative Update: President Settar reported the following: Update on assessments for 2009 – there are 32 assessments that have not been received/paid yet.

ACC Report:

ACC Chair Dan Steinman reported the following: (1) Several homeowners have reported a property on Silver Leaf Drive with cars in driveway and on street without tags. A violation notice has been sent to homeowner. A homeowner reported that the same home has hazard material coming from driveway into street. (2) ACC is currently working on sending violation notices to homeowners with vehicles in violation. (3) As soon as weather gets warmer ACC will be working on homeowners in violation of white decks. (4) ACC has been actively working reported trash can violations.

Communications Report: President Settar noted that the Spring newsletter was mailed.

Common Grounds Report: Vice President Davenport reported the following: (1) Several trees were removed on South Dickenson and Applegate from the common areas. (2) George Jahnigen reminded Board members that our lawn service has a deadline of 1 April to remove leaves on common areas.

(3) Lisa Gardner reported the following reference clean-up in Forest Ridge: (a) She has been walking around Forest Ridge and cleaning up trash (Crestview Drive, Filmore and Maple, Almey and South Dickenson, Acorn, Butternut and Roanoke areas). (b) President Settar noted that there is money budgeted for two letters that can be sent out. One can include information on clean-up day. (c) President Settar asked Lisa to put together a list by section that could be cleaned up, how many people should be on the team for that area, and which sections have large items that need removed.

Neighborhood Watch: Nothing new to report.

Homeowner Issues: A homeowner reported the following: common area behind Candleberry and Filmore that backs to Sterling Park is used as a cut through area for non-Forest Ridge homeowners. This area is a hang-out place that is used for drinking and drug activity. The homeowner found credit cards, a zip lock bag with bullets, etc. Homeowner suggested the HOA put up a fence to make area less accessible to non-Forest Ridge homeowners. President Settar noted that their had been a discussion on the placing a fence on this common area.

Dan Steinman made a motion to carry fence issue, for Board business to exam, when clean up and to look at it more in-depth. Daniel Rothman second the motion, and approved by all attending.

Mathias Reinhold volunteered to help with fence issue.

Old Business: Nothing to report.

New Business: Nothing to report.

The meeting was adjourned at 8:50 pm.