

SIGNAL HILL HOMEOWNERS ASSOCIATION
P.O. BOX 2457, SPRINGFIELD, VIRGINIA 22152
MINUTES OF SHHA BOARD OF DIRECTORS' MEETING

The May 28, 2003 SHHA Board Meeting was held at Sharon Bulova's Office.

BOARD MEMBERS & COMMITTEE CHAIRS

Miriam Longo, President	Linda Wirth, Secretary
Karen Orsini, At-Large	Gene Ackermann, Council Rep
Ed Rahme, Vice-President	Tom Kehoe, Webmaster
Pat Hamel, ACC	

I. CALL TO ORDER OF BOARD MEETING - At 7:00 Miriam called the May 28 Board Meeting to order. The meeting would follow Roberts's rules of order and homeowners could comment after business was finished.

II. APPROVAL OF MINUTES – The March and April minutes were unanimously approved

III. TREASURER'S REPORT – Miriam read David's report

1. Assessments - As of 4/30/03, 95% of the assessments for 2003 have been collected and 1.2% of the 492 lots are unpaid for multiple years.

2. **Balance sheet** – Checking: \$39,722.17, Reserve: \$38,655.10. David is in the process of moving funds from the checking into a money market account. All expenditures except for printing are in line with the proposed budget. Printing SHHA directory caused extra printing expenditures.

3. **JCA report** – David did an excellent job of summarizing JCA's report. The budget report was unanimously accepted.

4. **Checks** – Check signing process is working very well.

5. **Audit** – Linda submitted minutes of 2002 Board meetings to be given to the auditors.

IV. COMMITTEE REPORTS

A. ACC – Pat Hamel

1. 5589 Marshall House CT. – Hwan & Tae Heo, reside with Cape Cod Grey vinyl siding and paint shutters Wineberry. Approved by 2 Board members before meeting. Miriam noted that the siding was narrow instead of the wide sample submitted but there is a mix of siding on this CT. so this was accepted.

2. 5612 Herberts Crossing – Kenneth Wood, asked permission to paint front door and shutters using the color Red Hill. Approved by two Board members before the meeting.

3. 5598 Marshall House CT – Toong Wong, new landscape in front of house. Pat submitted a picture of current front yard and plans for new landscape. After examining both the Board unanimously approved.

4. 8915 Lake Braddock Dr. – Hung Minh Pham, enclose existing deck. Pat submitted pictures of deck and plans for enclosure. Siding, roofing, and color will match existing house. Deck is not being enlarged and cannot be seen from front. Board unanimously approved.

5. 9184 Lake Braddock Dr. – William Holland, vinyl siding, Harness Shop Tan and green shutters. Request postmarked 2/14/03, received by JCA 5/14/03. Work already done.

6. 9083 Blue Jug Landing – Robert & Lisa Davis. Request postmarked 4/9/03, received by JCA 5/14/03. Have sold house since request submitted. No approval needed for shed.

7. 5608 Ft. Corloran Dr. – Thomas Smith, add to garage, put porch and add a ramp for handicapped son to front of house. Pat submitted pictures of the house and a picture of a porch similar to the one requested. Unlike the picture the porch will have single columns and will not have a cupola. There is plenty of room on both sides of the house for the expansion. Siding and roof of porch will match house. Board unanimously approved.

B. Welcoming – Ruth Ungelieder still not being supplied with names of new residents. Another request will be made to JCM to provide these names, addresses, and phone numbers.

C. Traffic calming – No issues

D. Neighborhood Watch – No report

E. Grounds – Miriam reported for Glen

1. Clean up - Scouts of Troop 991 did a good job of cleaning up Rolling Rd. Miriam will write an article for the newsletter praising them. This area is VDOT's responsibility but the State has no money for it. A Baptist church has adopted Rolling Rd from Braddock Rd. to Old Keene Mill. Ed will locate which church it is and contact them about this. Gene Ackermann distributed a flyer describing the Community Labor Force. Property owned by non-profit, tax-exempt organizations qualifies for this program. Miriam will ask Glen to walk The Commons with Frank and see what needs to be done in these areas.

2. Lights at the Oaks – Miriam will talk to Glen about this.

E. Braddock District Representative – Gene reported his research on the status of property on Rolling Rd. Fence belongs to individual owners, land belongs to VDOT, and the 50 Leyland cypress trees belong to SHHA because SHHA requested them. Sharon Bulova's office is searching for a paper, which states that the trees are SHHA's responsibility. Gene also mentioned paving priorities in the Braddock Byline. Some streets in SHHA will be paved.

F. Web-site – Tom Kehoe reported on complaint that wasn't valid. He answered the complaint and hasn't heard anything back from the resident.

V. JEFFREY CHARLES MANAGEMENT COMPANY

1. Spring inspection – Inspection found about 40 infractions, mostly trashcans. Letters have been sent but Miriam needs to know date for 30-day reinspection. Miriam and Pat will work on this. Mary Beth Austin has submitted a list of 20-25 properties she has noticed that are not maintained on a regular basis. Miriam will inspect these properties with Maribeth. Karen suggested an article in the newsletter.

VI. OLD BUSINESS

A. Directory – Board will publish a form in the next newsletter for residents who want to correct the directory to fill out and mail in. Form will also be on the web-site. After deadline for submission has passed, an addendum to the directory will be published in the next newsletter.

B. Restricted Parking District – Tabled until full Board meets. .

C. Status of liens – No liens have been placed as yet by the associations lawyer. Six liens are pending.

VII NEW BUSINESS

A. Presentation of proposals from 3 lawyers – Miriam discussed proposals from 3 law firms. After some discussion the Board asked Miriam to investigate all 3 in terms of fees, level of expertise of lawyers, and references. Tom will help.

B. Foxes – Several residents, particularly on Flint Tavern, have called the Association that a male, female and seven pups have been seen. The residents are requesting some action from the Association. Since the foxes' den is in WoodHirst, Miriam will talk to Woody Spring, the president of the WoodHirst Association, about what to do.

C. Trash collection – Will be commencing the survey. Ed will write an article for the next newsletter. During the petition process we were led to believe that individuals would be able to go back to private trash collection but would still have to pay County fees. In practice, once an area is designated a Special Sanitary District by Fairfax County, private trash haulers will no longer pickup trash in that area. Additionally, the pipestem problem is caused by strict enforcement of rules. As a private company the trash collectors ignored them. When working for the County the trash companies obey them and do not go down the pipestem. This was an unforeseen consequence as the Board had no way of knowing that the private trash collectors were not complying with County regulations, but will bring up this issue with the County along with other results of the survey.

VIII.OPEN FORUM FOR HOMEOWNERS – New homeowners Samantha and Peter Seigman asked about ACC procedures.

The meeting was adjourned at 8: 40. The next meeting will be June 19 at 7:00 at the meeting room in Sharon Bulova's office in King's Park Library.