

MINUTES: SHHA BOARD OF DIRECTORS MEETING, May 27, 2004

The May 2004 SHHA Board Meeting was held on May 27 at Sharon Bulova's Office.

BOARD MEMBERS & COMMITTEE CHAIRS

Miriam Longo - President

Linda Wirth - Secretary

David Black - Treasurer

Pat Hamel - At-Large

Gene Ackermann - BRD Representative

Tom Kehoe - Webmaster

Glen Woods - Grounds

Ruth Ungeleider - Welcome

I. CALL TO ORDER OF BOARD MEETING - At 7:32 Miriam called the Board Meeting to order.

II. APPROVAL OF MINUTES – April minutes were approved.

III. TREASURER'S REPORT – David Black

Assessments – As of April 30, 94% of assessments have been paid. Unpaid assessments for multiple years are .04%.

Transfer of funds – David will tell Chris how to move funds from the savings account to the checking so that there will always be money available to pay bills.

Unpaid assessments – The Board unanimously approved the following motion. "That all homeowners with unpaid assessments for other obligations owed to the Association exceeding 90 days in age be required to satisfy that obligation in full, prior to having any business, including Architectural Control Committee requests for additions, alterations or improvements, considered by the Board. Any exceptions to this would be considered on a case-by-case basis by the Board." These exceptions may apply to any delinquent homeowner who is required by the Board to work on his home in order to comply with SHHA CR&R.

Approval – After David went over the remaining information in his handout, the Treasurer's Report was unanimously approved.

IV. COMMITTEE REPORTS

A. Welcome – Ruth Ungeleider

Ruth needs new materials; SHHA Directories, Covenants, and current newsletter. She hasn't received any names of new homeowners. There was some discussion of the difficulty of obtaining these names but no solution could be found.

B. ACC – Pat Hamel reported for Becky Woodward

1. Myyew Vo, at 5627 Point Roundtop Ct requested a driveway extension and fence. Ongoing.
2. Mr. & Mrs. Choi, at 9017 Fort Craig Dr. requested painting exterior of home – Prior approval by Ed & Dave
3. John Flesch, at 9089 Blue Jug Landing requested approval for landscaping. After examining his plans, drawn up by Merrifield Garden planners, the Board unanimously approved.
4. Stanley & Jan Morgan, at 5624 Herberts Crossing requested a shed. Request did not specify height and will be on property line. Miriam wants to talk to neighbors about sitting of shed and height needs to be specified. Not approved.
5. Douglas & Linda Cofer, at 5421 Mt. Lookout Ct requested a portico over door and brick pavers. Pavers were OK but Board did not approve portico. Portico in picture submitted looks too large, too awkward and would change look of house. All Board members should look at home and then decide.
6. James & Jennifer Dargue, at 9103 Lake Braddock Dr. requested addition (add room over garage, enlarge garage to two car size, and enlarge back of house) with same colors and siding. Plans were submitted but Board decided to inspect property before approval. Problem with over-height shed also needs to be addressed before request approved.
7. Gary & Becky Woodward at 9102 Blue Jug Landing requested fence installed in backyard. Fence met all CR&R rules and was approved before the meeting by Linda and Pat.
8. Harvey & Marilyn Shapiro at 9122 Home Guard Dr. requested paint change. Color of paint was in harmony with existing colors in neighborhood and was approved before the meeting by Linda and Ed.
9. Kathleen Sulik at 9111 Blue Jug Landing requested siding and shutter color change. Board examined picture of existing colors and samples of new siding, trim, and shutter colors. Unanimously approved.

C. Grounds – Glen Woods

1. General – Glen has walked the Common Areas and they are in good shape. Board decided not to replace cypress behind Lake Braddock sign until Fall. Frank needs to submit cost of cypress. Rolling Road is staying clean. Parliament Pool sign needs to be removed. Board voted not to pay to grind down stump of tree in Commons. Tree was cut down to the ground as is SOP. If homeowner who doesn't like sight of stump wants to pay for grinding it down, she can. Oak tree with dead limbs over homeowner's property should be trimmed by him.

D. Webmaster – Website is up. Neighborhood Watch information is outdated. Copies of documents and past minutes are needed for archive. Deadline for articles for newsletter is June 15.

D. Braddock Road District – Gene reported on budget meeting. He is trying to get streets in SHHA included in paving schedule for this year.

V. JEFFREY CHARLES & ASSOCIATES REPORT - The report, dated May 1st, was accepted.

VI. OLD BUSINESS

A. Shed on Common grounds was discussed and will be resolved by our legal counsel.

B. Community Restrictive Parking – Discussion postponed until Ed is present.

VI. NEW BUSINESS

A Rat Problem – Article in newsletter about rat and rodent control. Woodhirst residents are leaving litter after picnicking on property bordering SHHA homes. This is causing problems with rats. Fairfax County

Health Dept. also says that the infestation of rats is also due to homeowners having bird feeders and that they recommend that we do not have birdfeeders.

B. Translation of Covenants - Chris Bell has suggested translating Covenants into different languages especially Spanish and Korean. Board agreed with this suggestion.

C. Letters to homeowners – Chris Bell will write letters to homeowners who have changed paint colors without asking Board approval.

The meeting was adjourned at 8:40. The next meeting will be in June 24 at 7:00 in the meeting room in Sharon Bulova's office in King's Park Library. Board members will be notified when date is ascertained.