

**VoW HOA Board of Directors Meeting Minutes – November 24, 2014**

A meeting of the Board of Directors was held on November 24, 2014 at 7:00 pm at the Villages of Westminster clubhouse.

* Board Members present: Corinne Picataggi, Jeremy Seltzer, Richard Newsome, Eric Myers, and Jennifer Hayden.
* Non-Board Members present: CJ Jones of Berkeley Realty Property Management and 16 community members.
* The President, Mrs. Picataggi, called the meeting to order at 7:26pm.

**REPORTS**

**Secretary's Report**

Approval of the September 2014 Board Meeting minutes

* A motion was made by Mr. Newsome to approve the minutes of the September 2014 Board of Directors meeting. The motion was seconded by Mr. Myers. Motion carried without dissent.

**Treasurer's Report**

* Mr. Jones and Mr. Newsome reviewed the income and expense activity for the Association and noted the following since the September 2014 meeting:
	+ Operating funds (checking and money market) balance is currently $56,356.34
	+ Capital reserves (CD) and money market balance is currently $87,660.13
* There is a total liability of $1,956.35
* Currently operating at budget.

**OPEN FORUM**

* Concern was raised regarding the removal and replacement of furniture in clubhouse. Mrs. Picataggi confirmed the Board’s decision to replace the furniture in the clubhouse per capital reserve study timeline and donate the furniture to the swim team to sell at the VOW yard sale.
* A question was raised regarding brush and trees surrounding the front pond. Mrs. Picataggi noted Mr. Jones had acquired bids for clean-up that the Board would vote on at tonight’s meeting.
* A request for an update as to the Board’s decision on the urban archery program was made. Mr. Picataggi noted the item was on the agenda for the Board to further consider at tonight’s meeting.
* A request was made of the Board to increase communication. Ms. Hayden confirmed present means of communication include Facebook posts, VOW website and quarterly newsletters. Mrs. Picataggi encouraged community to advise Board of their preferred method of communication.

**COMMITTEE REPORTS**

* **Architectural Committee**: Mr. Seltzer
	+ One request to have a privacy fence built, however, application has not yet been received.
* **Deed Restrictions**: CJ Jones
	+ Work from last closed session has been completed. Mr. Jones requesting Board to waive previously imposed fine per Board’s decision at the September 2014 closed session. Ms. Hayden motioned to approved and Mr. Seltzer seconded. Motion carried without dissent.
* **Pool Committee**: Eric Myers
	+ Nothing to report.
* **Swim Team:** Corinne Picataggi
	+ Mrs. Picataggi reported the purchase of used lane lines from JCC Rec Center. Swim team will continue to fundraise throughout the off season.
* **Social Committee**: Corinne Picataggi
	+ Fall Festival well attended over last year (125 people in attendance) and the chili cook off was a success.
	+ Halloween whipped cream war was a success and has resulted in teen volunteers for the community.
	+ Wine & Design will be held on December 2nd at 6:30pm in clubhouse.
	+ Cookie swap upcoming in December
* **Grounds Committee**: Open
	+ Mrs. Picataggi noted the Board was actively looking for a chair to work with JCC Master Gardener to plan use of grant monies recently awarded to VOW by JCC.

**MANAGERS REPORT**

* Mr. Jones reported the following:
	+ VOW has received a $500 matching grant approval from JCC. Mr. Jones estimates VOW’s contributions will be $1,298.
	+ Tree work - BMPs: JCC requiring VOW to clean-up BMPs over the winter
		- Mr. Jones received a bid in the amount of $6,500, but anticipates second bid will come in at a lower cost.
		- Mr. Jones applied for $2,000 grant from JCC to apply towards this clean-up.
	+ Tree work – Wellesley Blvd.
		- Three trees need to be removed due to internal rotting
		- Mr. Jones met with VDOT and only three trees need to be removed due to blocking visibility
			* Mr. Jones has received the following bids for tree removal:
				+ Dan’s Tree Service: $7,690
				+ Bartlett: $13,000
				+ Terry’s Landscaping: $4,727
			* Mr. Newsome motioned to approve Dan’s Tree Service not to exceed $6,500. Motion was seconded by Mr. Myers. Motion carried without dissent.

**OLD BUSINESS**

* Urban Archery
	+ Mrs. Picataggi provide recap of prior board meeting discussions regarding possible program.
	+ Resident proposing program provided state statistics regarding program, noting:
		- No reported personal injuries under program throughout the state; and
		- Safe method of taking out deer as hunters are shooting downward
	+ Mr. Seltzer requested taking issue to annual board meeting. Ms. Hayden, Mr. Myers, and Mr. Newsome identified willingness to vote at tonight’s meeting. Ms. Hayden motion to deny request for urban archery. Motion seconded by Mr. Newsome. Motion confirmed by Mr. Myers and Mrs. Picataggi. Motion dissented by Mr. Seltzer.

**NEW BUSINESS**

* Next meeting is scheduled for January, 29 2015 at 7pm in the clubhouse.

 **ADJOURNMENT**

* With no further business to discuss Mrs. Picataggi asked for a motion to adjourn. Motion to adjourn made by Ms. Hayden and seconded by Mrs. Picataggi. The meeting adjourned at 9:17pm by Mrs. Picataggi.

Respectfully submitted,

Jennifer Hayden

VOW Secretary