

Villages at Westminster Homeowners Association
Board Meeting
January 26, 2022
7:00 pm (Zoom Meeting)

The meeting was called to order at 7:03 p.m by President Kelly Coronel . BOD Members in attendance: Ray Gdovic, Pat Duggan, and Charlene Sheets. Also attended by Diane Clarqc from Dodson Property Management, Brian O'Malley, Chuck Speigner and others.

The meeting agenda was posted on the VOW website and emailed to residents. The ZOOM link for the general meeting was made available to VOW residents. A separate ZOOM link will be used for the executive session and will be emailed to those wanting to join the general session following the Executive Session. Diane Clarqc of Berkeley Management will send the link.

Officer's Reports:

President:

Kelly announced the appointments made at the Organizational Meeting on December 13, 2021. The Board voted on positions for the 2022 HOA Board. The results are as follows:

Kelly Coronel - President
Pat Duggan - Vice President
Raymond Gdovic - Treasurer
Charlene Sheets - Secretary
Brian O'Malley - Member at Large
Chuck Speigner - non voting member

All other comments by Kelly Coronel were deferred to the Old Business and New Business portions of the meeting.

Secretary:

Charlene Sheets previously sent out the meeting notes from November 22, 2021 and the Annual Meeting notes from December 13, 2021.

Pat Duggan moved to approve the Board Meeting notes as written. Raymond Gdovic seconded the motion.

Raymond Gdovic moved to approve the Annual Meeting notes as written. Pat Duggan seconded the motion.

Treasurer:

Raymond Gdovic gave the overall report as of November 30, 2021.

Committee Reports

ARC: Chuck Speigner reported one violation notice and 2 applications for improvements by homeowners.

RV: Raymond Gdovic reported that visual inspections were completed of the RV lot with no issues noted.

Communications: Pat Duggan reported the calendar on the Villages at Westminster website is almost complete, allowing Clubhouse reservations and other events to be added. The committee will be continuing to develop a Social Media Policy to determine appropriate HOA posting guidelines. The VaW website is being updated for ease of use and accuracy.

Pool: Kelly Coronel reported the pool opening date will be May 28, 2022.

Clubhouse: Jeanette Potter reported she is looking for more volunteers. There have been multiple rentals.

Social: nothing to report

Grounds: Jack Hostetter reported a successful 2021. Tree removal projects were completed, leaf removal by James River was successful and debris from dumping has been removed.

Property Manager Report:

Diane Clarqc announced the transition to Dodson Property Management has been successful. She deferred all other comments to Executive Session

Homeowner Comment Period: One Homeowner requested to speak, but was not present at the Zoom Meeting.

Old Business:

Facilities Manager Update

- Infrastructure/Erosion

A Grant request was submitted to James City County for assistance with the pool area erosion. A reply is expected in January or February.

*Chelsea Crescent Wetland Drain

Work has been completed to add rocks. VDOT has been called to inspect the drain.

*Sinkhole behind 6172 S Mayfair Circle

- Painting of the Clubhouse

The interior of the clubhouse has been painted. The exterior will be completed when the weather is warmer.

- Weathersfield Natural Land

A survey was completed of the lots along the pond. A contractor has been contacted to remove portions of the fence. The County will revisit the site to inspect the work so the violation may be released.

- Committee Volunteers

ARC needs volunteers for each of the Villages:

Kensington

Sommerset

Oxford

Cambridge

Other volunteer opportunities exist for each of the committees, which are:

Pool Committee

Social Committee

Clubhouse Committee

Grounds Committee

Communications Committee

New Business:

- A Yard Sale date of April 2, 2022 was proposed.

Raymond Gdovic motioned to approve the date. Pat Duggan seconded the motion.

- A Dumpster date of April 9, 2022 was proposed

Pat Duggan motioned to approve the date. Raymond Gdovic seconded the motion.

- Rental of the Clubhouse documents were updated and posted on the website

Pat Duggan motioned to approve the date. Charlene Sheets seconded the motion.

- A proposal to remove the wire fence along Weathersfield was approved

- Tax Return - The Colonial Group purchased our current advisors business. A request for a quote from The Colonial Group has been submitted

The next BOD Meeting will be Wednesday, March 23, 2022.

The meeting was adjourned at 8:03 p.m.