

**Seneca Ridge Home Owners Association
Board of Directors Meeting Minutes**

Date: June 13,2007

Time: 7:00 PM

Location: Dominion High School Room 409

Attendance: Paul Southwick, Warren Chverchko, Elaine Douts, Cheryl Monroe-Medonich, Barbara Howes, Kathy Siegfried, Marit Chasse and K.C. Holland

Meeting Called to Order: Elaine called the meeting to order at 7:10 PM, K.C. took over when he arrived

Reading and Approval of Minutes: The minutes of May 9, 2007 board meeting were approved as submitted.

Officer Reports:

- **President:** No report
- **Vice President:** No report
- **Treasurer:** One moving packet was sold for \$100. Elaine stated that with \$10,934.15 in our checking and Savings account we have enough operating funds for our projected operating expenses for the remainder of the year. Our other assets in CD's total \$49,090.78.

Old Business: Dave Payne asked Elaine to let the board know how the FIOS installation is going. 142 Seneca Ridge has give FIOS an easement across their property. There are still a couple of houses that need to grant FIOS an easement so the rest of our homes can have access to FIOS service.

New Business: Paul Southwick was elected as Vice President. K.C. is acting President.

Committee Reports:

- **Common Grounds:** Paul had F&M take down 60 damaged trees on our common areas. They did a great job for \$8,000. The other bid we received was \$13,500. Paul's family and the Armstrong family were the only ones to come out for the common area cleanup in April. This is the second year we have had such a poor turnout. Keeping our common areas clean is all of our responsibility. We need to make a firm commitment next year to help in the cleanup.
- **ARC Committee:** Warren did the closing inspection for 171; they passed. The Armstrong's addition request was approved. Warren will call Jim Stowers again to move his Ham Radio antenna. Jim told Warren he would move the antenna when the ground thawed out. It is still there. Kathy gave Warren a copy of The Loudoun Extra section of the Washington Post edition dated June 10, 2007. There was an article titled "Meeting Frustrates Lansdowne Residents." This article addressed the conflict between the HOA and the homeowners regarding HOA rules, which can be more restrictive than county rules. The Loudoun zoning administrator, Melinda Artman, said, "yes they can be." She explained later that when the county and HOA have different regulations on the same issue, the most restrictive of the two policies applies.
- **Webmaster:** No report
- **Newsletter:** Still looking for a newsletter chairman.
- **Social Committee:** Marit confirmed that our October fest will be October 13,2007 at 3PM with October 14,2007 as the rain date. October 27,2007 is set for the children's Halloween parade.
- **Welcoming Committee:** No report

Respectfully submitted,
Kathy Siegfried, Secretary
Meeting adjourned at 8 PM

Next Meeting: September 12, 2007 at Dominion High School Room 409