

**Seneca Ridge Homeowners Association
Board of Directors Meeting Minutes**

Date: May 12, 2010

Time: 7:00 PM

Location: Cascades Library

Attendance: 6

Board Members

Other Homeowners

Paul Southwick
Steve Mann
Steve Honard
Peggy Franklin
Jenny Le-Pettigrew

Dave Gumbel

Paul Southwick, Vice President, called the meeting to order at 7:05 PM.

Approval of Minutes: The minutes of the April 14, 2010 board meeting were approved via email after the last meeting.

Officer Reports:

- **President:** No Report
- **Vice President:** No Report
- **Secretary:** No report
- **Treasurer:**
 - No report, however a Profit & Loss Statement, Balance Sheet and P&L Budget vs. Actual were submitted.
 - \$575.53 in HOA dues were collected since the last meeting. Expenses since the last meeting totaled \$1,789.04 (\$820 in Accountant Fees, \$25 Corporation Fee, \$869.04 Grass Cutting and \$75 web fees) resulting in a loss for the period of \$1,213.51.
 - The HOA is doing well so far this year against budget. 94.4% of budgeted income has been collected already and only 36% of total expenses have been expended. Of note is that there have not been any costs for tree removal although \$3,134 was budgeted for that expense.

Committee Reports:

- **Architectural Review Committee:** Approved tree removal at 130 Seneca Ridge as submitted. Dave Gumbel, owner, was there to answer any questions the board

may have had. Noted that 102 Seneca Ridge is for sale but have not had a request for closing documents.

- **Common Grounds:** Nothing to report.
- **Website:** The new website is completed. Steve Mann will send a pinecone graphic to Jenny for consideration in the logo.
- **Social Activities:** No report.

Unfinished Business: The listserv issue reported by Lea at the last meeting was not really an issue according to Steve Mann and all is working well now.

New Business:

- Dave Gumbel reported that the culvert beside his house, 130 Seneca Ridge, needs to be cleaned out. It is clogged with plants and debris. He contacted VDOT and the representative there said that they would take a look at it, but that he felt it was the HOA's responsibility because the culvert is more than a foot past the sidewalk. Dave asked them to tell him the statute number that said that the HOA is responsible. He's waiting for their response and their inspection. Paul Southwick said that he would work with Dave and VDOT on a resolution.

The meeting adjourned at 7:20 PM.

Respectfully submitted,
Peggy Franklin, standing in for Beth Baker, Secretary

Next scheduled meeting: June 9, 2010, Cascades Library