

Seneca Ridge Homeowners Association

Board of Directors Meeting Minutes

Date: June 11th, 2003
Time: 7:00 P.M.
Location: Eastern Loudoun Public Library

Board Members in Attendance:

Gregg Carter	Lorrie Bender	Mark Laing	K.C. Holland
Josh Moo	Bob Sherfy	Bruce Thornberry	Ron Keeler

Guests: No guests in attendance.

Old Business

Minutes from the May meeting were unanimously approved.

Issues Reviewed:

- **Homeowner Covenants:** The three covenants in question were reviewed. The President and Secretary signed covenants 99-1 and 99-2. Gregg will e-mail the 3rd covenant in question (page 19, section 4) to the lawyers for interpretation. No one is sure what happened with Mel Price's wet yard issue. We will see if Steve has an update at next meeting.

New Business

Officer and Committee Reports:

- **Common Grounds:** Ron has gotten three estimates on the path repaving. The board agreed and voted to use Pro-Pave pending confirmation that they will build up the edges with topsoil to keep them from peeling back. If that was not in the original estimate, Ron will check & see how much they will charge. Getting Locust Landscaping to do this may be an option. The board members thank Ron for all his legwork. It is appreciated.
- **ARC Submissions:** No questionable submissions submitted. The bridge issue on Spring Ridge will be reviewed again at the end of summer.
- **Treasurers Report:** Mark's flawless report showed the latest expenses being the grass mowing. The last and delinquent homeowner has paid their dues.
- **Newsletter:** No noteworthy items or issues at this time.

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- **Social Activities:** The Community Yard Sale will be held on June 21st (rain date will be June 28th). Bob has the signs and either he or Gregg will put them up. Bob will put a notice in the Loudoun Times Mirror and the Herndon Observer. Please note and correct that in the May minutes under upcoming events I made a typo. The rain date will be June 28th not July 28th, Sorry! We will be choosing our first Seneca Ridge Lawn of the Month. All votes should be submitted to Lorrie Bender by June 16th. We will be voting at the end of each month for that month. Lorrie will be having a sign made for the homeowner to proudly display along with a gift certificate. Mark will be getting 4 certificates for June, July, August and September.
- **Seneca Ridge Web Site:** Josh has been working on the website. He has added a "counter" and a current events section. This will be an ongoing issue, as updating will need to be done accordingly.

SRHOA Violations: We will be sending out form letters for repeat violations of the HOA bylaws. The primary violations include:

- visible trash containers
- un-kept yard conditions
- general maintenance

Bob will send Gregg the letters to bring to the next meeting. The board agrees in order to keep Seneca Ridge from "sliding" into an un-kept and undesirable condition, it is important to enforce the bylaws that all homeowners agreed to at the purchase of their home.

Guest Issues: No issues brought forth.

Respectfully submitted,
Lorrie Bender, Secretary
Meeting adjourned at 8:43 P.M.

Next Meeting: July 9th, 2003

Calendar of Upcoming Events

June 21st – Annual Community Yard Sale (rain date June 28th)
July 12th – Summer Picnic (pending)