

# *Seneca Ridge Homeowners Association*

## *Board of Directors Meeting Minutes*

**Date:** October 8<sup>th</sup>, 2003  
**Time:** 7:00 P.M.  
**Location:** Eastern Loudoun Public Library

### **Board Members in Attendance:**

Lorrie Bender      Bruce Thornberry      Ron Keeler      K.C. Holland  
Mark Laing

**Guests:** Jon Drever

### Old Business

Minutes from the September meeting were unanimously approved.

### **Issues Reviewed:**

- **Homeowner Covenants:** Gregg will e-mail the 3<sup>rd</sup> covenant in question (page 19, section 4) to the lawyers for interpretation. Awaiting update.

### New Business

### **Officer and Committee Reports:**

- **Common Grounds:** The path paving scheduled for early August has been pushed up again to start October 13<sup>th</sup>. If paving has not been started by October 13<sup>th</sup>, we will have the down payment check returned to the Association. Two trees had to be removed from common grounds due to the storm. Ron has gotten an estimate to clean up the common garden area. The "clean up after your dog" signs have been stolen or vandalized. We will take a look at our snow removal contract at the next meeting and consider a possible 3-year contract.
- **ARC Submissions:** One of our homeowners had a complaint about not getting an answer on his fence submission from July. We did not get an update on any ARC issues. Bob Crosby would like to pass on the file cabinet containing ARC information to the new chairman.
- **Treasurers Report:** Mark's precise report showed the latest expenses being the grass mowing, tree removal, P.O Box renewal, and the Ice Cream Social. Mark will need the letter and proxy from Gregg so he can have it copied, stuffed and mailed to each homeowner no later than October 17<sup>th</sup>. Items to include in letter and proxy vote are:

# *Seneca Ridge Homeowners Association*

## *Board of Directors Meeting Minutes*

- vacancies on board
  - waiving dues for active board members
  - social activities.
- 
- **Newsletter:** The newsletter is set to go out this weekend. The Board and members need to do a better job of getting Cindy the information she requires in order to send out a complete, current and informational newsletter. We all agree that Cindy does a great job with the newsletter and it is frustrating to her when she can't get the information she needs. We will all do a better job getting information to her for the next one. Everyone needs to be accountable for his or her part! Sorry Cindy.
  - **Social Activities:** The annual Oktoberfest Picnic & Parade will be held on October 25<sup>th</sup> at 2:00 P.M. Thanks Terry! We will ask homeowners to vote on the social activities they want to see continued and concentrate on those events next year.
  - **Seneca Ridge Web Site:** Josh has been working on the website. He has updated the website to add the "Yard of the Month" winner and a security advisory concerning the recent vandalism & thefts. He has also added a new counter (not sure of cost). Thanks Josh for sending an update memo in your absence.

**Yard of the Month:** Due to the late start & seasons end, we have elected to stop at three winners for this year and save the remaining gift certificates for Christmas decorating contest. We will shoot for May through September for 2004.

**Annual Meeting:** The annual meeting will be November 12<sup>th</sup>, 2003. We hope to have a full board turnout. I will bring refreshments for approximately 12 to 15 people.

**Guest Issues:** The board thanks Jon Drever for attending the meeting and providing valuable input. We hope to have Jon join the board for 2004.

Respectfully submitted,  
Lorrie Bender, Secretary  
Meeting adjourned at 8:47 P.M.

**Next Meeting:** November 12<sup>th</sup>, 2003

### Calendar of Upcoming Events

October 25<sup>th</sup> – Oktoberfest picnic/parade  
November 12<sup>th</sup> – Annual Meeting