

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

**Date:** January 11,2006

**Time:** 7:00 PM

**Location:** Dominion High School Room 409

**Attendance:** Paul Southwick, Greg Carter, Don Gearing, Kathy Siegfried, Cheryl Monroe, Dot and Dan Erickson, Marit Chasse, Barbara Howes, Greg Monaghan, Jon Drever, Warren Chverchko, Cindy Cardimon and K.C. Holland

**Meeting Called to Order:** Don Gearing called the meeting to order at 7:05 P.M.

**Reading and Approval of Minutes:** Minutes of December 14,2005 Board Meeting were approved as submitted.

**Vice President's Report:** K.C. Holland made arrangements with Dr. Brewer for the use of Room 409 at Dominion High School thru 2006 for our monthly meetings except for the months of July and August when the school is closed.

Cindy will recognize Dr. Brewer's support in the newsletter and will ask homeowners to support Dominion High School activities.

**Other Business:** Jon Drever has 2 boxes of paperwork from Bruce our past president for Don Gearing.

**Committee Reports:**

- **Common Grounds:** Paul Southwick has agreed to chair this committee giving Jon a well-deserved break after 2 and a half years. Jon will continue to assist Paul. Jon has safety signs for the common grounds to give to Paul.

Cindy Cardimon said she thinks there are a few trees behind her house in the common area that need to come down. She will check again and let the board know.

Don and Barbara met with a representative of the National Resource Conservation and Forestry Service. They said we have a nice wild life area with white oaks and hickory trees. They will be submitting a report on how we can best utilize our common area.

**ARC Committee:** Warren had one request for garage doors but the form he gave her has the old P.O. Box address. The packets are updated every other year and Mark didn't get to finish this project before he left.

- **Treasurers Report:** None submitted.  
We still need a treasurer, Paul will ask Diane Scott and Greg Carter suggested Don ask Elaine Douts if she might be interested in the position. Jenny Pettigrew spoke with Mark Laing and she will not have the time needed.

The 2006 annual homeowners dues bills have been sent out and we are already starting to receive payments.

The board voted 6 to 2 with one abstention for the boardmembers to pay their homeowners dues. This issue will be voted on each year.

Mark will return the HOA packets, the laptop computer and all the other Treasurer's materials to Don Gearing.

- **Welcoming Committee:** Dot Erickson is the chair with Marit Chasse, Maria Chverchiko, Joy Gearing and Julia Monaghan assisting. Two members will visit every new owner or renter who moves in. They will take copies of helpful local information along with a copy of our latest newsletter. Dot would like us to let them know when we get a new neighbor so they can schedule a visit.
- **Web Committee:** Greg Carter has a renewed commitment to our website. [www.senecaridge.org](http://www.senecaridge.org) Greg will continue to use Neil's format for now. The Secretary will send the minutes to Greg at [Gregg@Carterkingdom.com](mailto:Gregg@Carterkingdom.com). A draft of the minutes will be sent right after the meeting and Gregg will amend them if any corrections are made at the next meeting.

K.C. will make a PDF of the bylaws and make it available to the board.

- **Newsletter Committee:** Barbara Howes thanked Cindy for all the support she has given the board in the past.

Cindy needs the new board member names, phone numbers and email addresses for the next newsletter.

It costs about \$100 per publication of the newsletter. The board has decided to publish the newsletter quarterly. Cindy will set the schedule. She needs the information no later than January 25,2006 for a February issue. Kathy will make sure she has the new committee listing.

- **Social Committee:** Merit wants to know what activities the board wants and what kind of budget she will have. Cindy said she will email her information she has from when she chaired this committee.

**New Business:** Paul suggested we post a sign at the entrance of the subdivision reminding homeowners when and where the board is meeting. Paul is going to check into the cost of the signs.

Dan Erickson wants to revisit the parking on the street issue. Don Gearing asked Warren to get more information from VDOT on what can be done.

Respectfully submitted,  
Kathy Siegfried, Secretary  
Meeting adjourned at 9:00 PM

**Next Meeting:** February 8,2006 Dominion High School Room 409