

LFCA Board meeting minutes – March 9, 2017

Board members present: Dan Kolcun, Al Brooks, Dave Wilson, Beatrice Takenaka, Nancy Thompson

1. The meeting was called to order at 7:35 from Bea's house.
2. The February 2017 Minutes were approved..
3. Delaney's Dilemma (Kolcun's Run): The erosion repair work has been successfully completed. Dan will collect feedback from the Delaneys.
4. Trash: Dave contacted a new collector for a proposal (American). Visiting the offices of Republic is challenging. If we do not get a firm response from Republic on reduced fees for seniors/military then the Board will contact Supervisor Herrity's office. (Dave & Nancy to follow up.)
5. Fences: Dan received comments on a draft letter. He will revise the draft to create two letters. The first will be a more general explanation of the review being done by the board (to remind homeowners of the relevant Bylaws). The second would be an individual letter to each homeowner about their compliance. Dan will finalize the first letter by the April meeting.
6. Audit: Dave and Nancy have found a homeowner (Tim McCaffrey) willing to help with the financial review for the HOA. He will review the current records. Dave will arrange a meeting with Wes.
7. Reserve Study: To be completed after the audit. It will cover the last 5-10 years. We will need to look at trail maintenance costs for 30 years, milky spore every 15 years, and trees/grounds as recurring expenses. Dave will research the requirements for the study.
8. Water Erosion: Homeowner asked Board for help with water damage to his property north of Maritime and Bertito. The Board believes VDOT needs to be contacted as road drainage is the primary source of the problem. Dave will follow up.
9. Signs: Bea thinks we can switch out the clear cover on the signs to improve their visibility. This should be significantly more cost effective than buying new signs. She will get quotes.

Meeting adjourned at 9:06 pm.