

MINUTES
WETHERSTONE HOMEOWNERS ASSOCIATION (WHOA)
14 November 2006

The WHOA Board of Director's (BOD) meeting was called to order at 7:15 p.m. on 14 November 2006 at the Steine residence (10932) with the following members of the BOD in attendance: President Lori Christiansen (LC), Vice President Travis Smith (TS), Secretary Scott Christiansen (SC), Treasurer Lia Fordjour (LF), and Harriette Steine (HS). HS also serves as the Grounds Committee (GC) Chair. Barry Steine, Architectural Care Committee (ACC) Chair and homeowners Amy Williams (10924), Eric Mandel (10911), Stacy Killen (10938) also attended. Evan Donovan (ED) attended from Abaris Realty.

Minutes from the BOD Meetings on 7 September 2006 were approved by the BOD and will be distributed to the community.

Homeowners comments:

Eric Mandel (10911) explained that he was working towards compliance on his maintenance letter received from the GC.

Update on Delinquency:

The correspondence with the Helal family (10946) concerning arrears was discussed and it was agreed to waive the fine of \$400 contingent upon them paying all back fees and complying with maintenance requests.

Violation – homeowner (10940) failure to respond to a request to remove the electric wires which appeared to be connected to something in the past but are now are serving no purpose. WHOA-BOD moved to fine the homeowner.

Financial Report:

ED summarized the vote count on the increase of fees and found 27 homeowners in favor of the increase, 2 against and 11 who did not respond. As a consequence, the BOD voted in favor of the budget increase from \$112.29 to \$133.94 per month effective 1 January 2007.

GC/ACC Report:

Drainage: The discussion of drainage was again discussed. The BOD has a soil erosion budget line item in the 2007 budget that will help us to address the numerous issues we debated but not acted upon in the past two years. Abaris was asked to have Verizon come out and repair the problems they created when installing the Fiber Optic System.

Tree removal: We agreed to ask Abaris to check for a second bid on the removal of the dead pine.

Pests: Ticks may be a problem in our wooded areas and homeowners are advised to check for "hitchhikers" if they spend much time in the park.

Brass fixtures: The BOD believes that the brass fixtures in the community have degraded in appearance. This is something that we haven't paid too much attention to in the past but some members think it should be discussed. Please consider the appearance of your own brass fixtures

(lighting, kick plates and door knockers). We could make an effort to get a volume discount from a local retailer to allow homeowners to change over to new items at the minimum cost and the maximum of standardization.

Volunteerism: Mike Sommer and Lisa Heiser (10901) are appreciated for planting grass in the bare areas behind their house near the path to Sligo Park; Barry Steine for painting the Wetherstone entrance sign; the Williams (10924) and Christensen (10925) families for helping rehabilitate replant the center island.

Old and New business:

Snow removal: The BOD voted to use the contractor who quoted based on a per storm basis rather than a per hour basis. Since we are pleased with the current contractor we should ask them to give us a bid on a per storm basis. If they will not do so we will shift to Earl Wright Company.

Landscape contract: We tabled the decision because we did not have enough time to evaluate the proposals.

Garbage removal: We elected to stay with Waste Management, even though more expensive, to avoid collection days on the weekend.

Concrete Apron Repair: A homeowner complained that the jack-hammering used to remove concrete in the process of repairing the apron cracked her driveway slab. The BOD concluded that there should be a professional assessment as to whether this event could have been possible.

Next Meeting: The next meeting is at 7 p.m. on 16 Jan 2006 at the Steine residence (10932).

BOD email addresses: LC (lorimchristensen@hotmail.net); TS (tsmith@totalwine.com); SC (schristiansen@usaid.gov); LF (lia_allen@hotmail.com), HS (hbsteine@verizon.net) and ED (evanjdonovan@yahoo.com).

The meeting adjourned at 8:50 p.m.

Board Member	Initials	Date
Lori Christensen, President 10925; Tel 301-649-2195		
Travis Smith, Treasurer 10923; Tel 301-649-3273		
Scott Christiansen, Secretary 10905; Tel 301-649-6379		
Lia Fordjour, Treasurer 10921; Tel 301-649-1632		
Harriette Steine, Vice-President 10932; Tel 301-649-4884		