



Board of Directors Approved Monthly Meeting Minutes - October 12, 2020

1. **Call to Order:** Mr. Nickol called the meeting to order at 7:05pm. The meeting was held via Zoom in accordance with Amendment 28 to House Bills 29 and 30 during the State of Emergency due to the Coronavirus pandemic.

Personnel Present:

Ron DeWitt: President
Craig Nickol: Vice President
Bonnie Woltman: Secretary
Michael Case: Member-at-Large
Linette Kirby: Member-at-Large
Walter Rader: Treasurer
Bibi Laborte: Welcoming Committee
David Pine: Newsletter
Sarah Knaub: Victory Community Mgt

Personnel Absent:

Amy Nickol: Beautification

- 2) **Homeowner Forum:** Homeowners present via Zoom: Jim Kirby (216 CP), Kristen McManus (207 CP), Jennifer & Angus McNeil (219 CP), Doug King (200 CH), Tari Weber (307 WW), Mike Woltman (105 WA).
Several homeowners addressed the Board.
- 3) **Secretary's Report**
 - a) Mr. Nickol made a motion, which was seconded and unanimously approved, to approve the minutes from the BOD meeting held September 14, 2020.
- 4) **Treasurer's Report**
 - a) Status of accounts/expenditures-Mr. Rader reviewed the association's financial reports for September 2020 with the Board.
 - b) Board and Ms. Knaub discussed making changes to the financial reports to show a better accounting of the Reserve Fund.
- 5) **Committee Reports**
 - a) Welcoming- Ms. Laborte gave an update on the status of the new neighborhood directory. The directory should be ready to publish in December.
 - b) Beautification-Mr. DeWitt made a motion, which was seconded and unanimously approved, to purchase 2 Dear Dogs signs and 1 Dog Waste Station sign for a total of \$43.89. Those signs will be placed in the park.
Mr. Nickol made a motion, which was seconded and unanimously approved, to purchase a Little Lending Library for \$571.74.
 - c) Social-Ms. Woltman reported that she and Ms. Nickol will move forward with the Luminaries this year. She will place the order for supplies at the end of October.
 - d) Newsletter-Mr. Pine reported that the next newsletter will be published after AGM in November.



6) Victory Community Management Report

- a) ARC: Requests approved --110 Willards Way fence,
--The board requested Ms. Knaub consult the association's attorney about an ARC request that has been submitted.
- b) Resale Disclosure Packets-- 309 Willards Way
- c) Covenants Compliance-Ms. Knaub will be conducting the final drive-through inspection of the year at the end of October. Updates about several properties were distributed to the Board via email.
- d) Grounds
 - i) Dominion WatchLights- Ms. Knaub gave an update on the WatchLight inventory.
 - ii) Park-
 - Pet Waste Stations-Ms. Knaub reported that the second bag dispenser has arrived and will be installed.
 - Tree Work- Ms. Knaub reported there is no update.
 - Playground Inspections- Ms. Knaub gave an estimate for reworking the playground to bring the area into compliance with CPSC guidelines. She will update the Board when she has additional quotes.
 - Drainage-Ms. Knaub gave an estimate for regrading the grassy area in the park.
 - iii) Lakes
 - Equipment-New diffuser for Fisher Lake bubbler system has been ordered, cost will be \$705.
The Board made the decision to pay for the Fisher Lake bubbler and compressor out of Reserve Funds.
 - Solitude-Ms. Knaub is looking into the cost of a maintenance contract for the aerator in Fisher Lake. She presented the Board with the cost of a maintenance contract for the fountains in Wayne and Kenny Lakes.
 - Alligator Weed-Ms. Knaub gave an update on treatment of alligator weed in Wayne and Kenny Lakes.
- e) Misc.--Ms. Knaub was asked by theBoard to request VDOT clean out the ditch and culvert pipe located just south of the CP entrance along Cary's Chapel Rd.

7) Old Business

- a) Update on York County Code 15-48- Ms. Knaub reported there are no new developments.
- b) Draft of Reserve Study-Board discussed revisions to Reserve Study.
- c) Grounds Contract RFP for 2021-Ms. Knaub and the Board discussed revisions to the Request For Proposal.



d) AGM Planning -The Board decided the AGM will be held on November 9, 2020 at 7:00pm. The meeting will be held via Zoom. For the three open Board positions, the Board decided that one would be changed to a two year term, and two would remain three year terms. This was done to stagger the ending dates of the Board members' terms.

e) 2021 Budget Draft-Board worked on the 2021 Budget. Mr. DeWitt will make discussed changes and send to the Board for review and approval.

8) **New Business-** There was no new business.

9) **Date Confirmation**

- a) November 9, 2020 -Annual Meeting, 7 PM, via Zoom.
- b) December 14, 2020 7pm is the next Board meeting, via Zoom.

10) **Meeting Adjournment**

- a) Mr. DeWitt adjourned the meeting at 10:42pm.

The 2020 Board Meetings are scheduled as follows:

			Monday, November 9 AGM
			Monday, December 14