

**FERNBROOK HOMEOWNERS ASSOCIATION BOARD MEETING  
JULY 15, 2008  
GRACE COVENANT PRESBYTERIAN CHURCH**

**General Session**

Present: Birdseye, Kraft, Kunz, Foley, Joyner, Groeninger, Gilligan Besnier, Buck, Evans, Garcia and Board members

Tim opened the general session by introducing Officer Richard Shagall who presented the Association with their official Neighborhood Watch sign and decals for the homeowners. He mentioned there are now 40 neighborhoods in James City County with neighborhood watches. August 5 is the National Night Out. If your Association has a get together that evening, the police will come by with McGruff and talk a little about Neighborhood Watch. Officer Shagall mentioned not to hesitate to call the police if you see anything strange or suspicious. The police will do a security assessment of your home – lighting, locks, landscaping, windows – if you call and ask them to come out. He confirmed that solicitors need to have a license and to call the police immediately if someone is soliciting with no license. Fleming Buck is making a No Soliciting sign that will go up with the Neighborhood Watch sign at the entrance to Fernbrook. Officer Shagall also reminded everyone that in an emergency, call the police first then your block captain.

**Treasurer's Report**

Dee reviewed the treasurer's report from the executive session. We have \$12,887.33 in the Operating Account as of July 15 and \$23,023.19 in the Reserve Account which includes \$15,000 in CDs.

**Old Business**

BMP

We are signing a contract with an inspection company that will come out quarterly to inspect the BMP. They will clean the brush and submit a report on the condition of the BMP to the Board.

VDOT

Buddy noted that VDOT will take care of anything that is 25' from the center of the road. They will fill sink holes.

**New Business**

Regulations for HOAs – Tim briefly discussed the new state regulations for homeowners associations including the complaint form and costs to register with the State.

Landscape Memorandum – we are very close to having this ready to roll out as Policy memo 4.

Tim reviewed for the general session that we have hired a management company to do quarterly sweeps of the neighborhood which will give us more consistency in taking care of violations.

Neighborhood Picnic – Elizabeth Boyle and Fleming Buck have agreed to be in charge of the neighborhood picnic set for September 20. There was discussion of having child IDs available.

**New landscaping company** – besides taking care of the front and along the BMP, they are also responsible for maintaining the irrigation system.

Dan Joyner mentioned that we will have two people coming off the Board this fall (Tim Lauth and Buddy League). We will need to have some volunteers to step up if we don't want to go back to a management company which will cost us more in homeowner dues. Also Katharine Purrington will no longer be a paid bookkeeper as the new state regulations make this prohibitive in cost to the Association. She will continue for a while as an unpaid volunteer but we will need a bookkeeper to take her place. Dick Atkinson agreed to be the new ARC chairman.

Meeting adjourned at 8:30 p.m.

**Next meeting: September 16 at Grace Covenant Presbyterian**

**Annual meeting: October 21 at Jamestown High School**