

**DRAFT MINUTES OF AUGUST 22, 2019
BOARD OF DIRECTORS MEETING
QUAKER HILL COMMUNITY ASSOCIATION**

CALL TO ORDER:

The meeting, held at the Quaker Hill Community Center, 1175 Quaker Hill Drive, Alexandria, Virginia, was called to order by President Marjorie Stein at 7:10 PM.

BOARD MEMBERS PRESENT:

Marjorie Stein, President
Stephen Kahn, Vice President
Rose Gillespie, Treasurer
Lennin Lopez, ARHA Director

BOARD MEMBERS ABSENT:

Stephen Stine, Secretary

OTHERS ATTENDING:

Tim Kirchner, Northern Virginia Management (NVM)
Petar Sarkizov, Pool Representative – left at 7:19 p.m.
M. Stegarariou, Pool Representative – left at 7:19 p.m.
Marci Greenberger – left at 7:36 p.m.
Cristina Piacentini – left at 7:36 p.m.
Daniela Santos – left at 7:36 p.m.

MEMBERS FORUM:

Cristina Piacentini and Daniela Santos discussed landscaping concerns around their home on Yale Drive.

POOL:

P. Sarkizov and M. Stegarariou, pool representatives, discussed an issue with a family at the pool. The issue has been resolved. They also asked for additional hours for the remaining weekends so the second lifeguard could work from noon to 8 p.m. instead of noon to 6 p.m.

Motion to approve 10 additional hours was made by Stephen K, seconded by Lennin. Unanimously approved.

APPROVAL OF MINUTES:

May minutes were amended and approved as amended. Motion – Steve K, 2nd – Lennin; vote was unanimous.

June minutes were amended and approved as amended. Motion – Steve K, 2nd – Lennin; vote was unanimous.

July minutes were amended and approved as amended. Motion – Steve K, 2nd – Lennin; vote was unanimous.

POLICE REPORT: No report was provided.

ARHA REPORT: A pool incident and a trash incident have been addressed. It was clarified that the ARHA representative for the Quaker Hill Condominium Association is Denise Thompson, not Lennin.

COVENANTS: The Board discussed the request for the installation of an etched glass transom. The Board approved the installation of an opaque transom, but with no etching.

The Board also discussed multiple covenants' issues, recent citations and possible clarifications/updates to be added to the guidelines.

FINANCES: The Board discussed the parameters for CD renewals – non-callable, no more than \$250K per institution, established timeline for maturity, etc.

The Board also discussed the tax report by Goldklang and the additional amount due for the year.

TMP: The Board reviewed the TMP report in the Board packet and discussed the drop off in participation since the Metro line closest to the community was closed for the summer.

LANDSCAPE:

The Board approved the following proposals:

- Chapel Valley – remove and replace a dead tree on Quaker Hill Drive/Quaker Hill Court - \$875.48
- Chapel Valley – remove dead fallen pine tree and two stumps on Ellsworth - \$472.17
- Chapel Valley – Sod installation (erosion project) between 1293 and 1295 Quaker Hill Drive - \$954.16

There was an additional proposal for nandina shrubs along the pool fence line, but the Board will revisit that proposal after a decision has been made about replacing the pool fence.

LIFEGUARD BONUS: The Board discussed a tentative approval for a \$50 bonus to the current lifeguard who will be with the community for the rest of the season. Steve K. will advise us of community input and final assessment to grant the bonus. Motion for tentative approval – Rose, 2nd - Lennin, vote was unanimous

OTHER POOL ISSUES:

The Board also discussed pool rules and issues that should be determined prior to the next pool season, such as closing at 7:45 p.m., hours of the second lifeguard, City of Alexandria ordinances for breaks, allowing time to clean the pool prior to opening, etc.

OTHER ISSUES:

The Board discussed the NVM Contract.

The Board discussed the Chapel Valley contract, which is up for renewal.

PRIVILEGED:

The Board started executive session at 9:12 p.m. and ended the session at 9:25 p.m.

ACTION ITEM LIST: The Board reviewed the Action Item list.

FINANCIAL REPORT: The Treasurer's financial report for the June financials was included in the Board packet. The most current report (July financials) was sent prior to the meeting and will be included in the next Board packet.

NEXT MEETING: Scheduled for September 26, 2019 at 7:00 p.m.

ADJOURNMENT: The Board adjourned at 9:49 p.m.

Respectfully submitted,

/s/ Rose M. Gillespie

DRAFT