

**PELHAMS CROSSING COMMUNITY ASSOCIATION INC.
BOARD OF DIRECTORS MEETING
Tuesday, March 26, 2019
Landmarc Real Estate, Fredericksburg, Virginia**

MINUTES

CALL TO ORDER & INTRODUCTIONS / ROLL CALL - 7:10 Call to order. Brenda Steger, Chris Keyes, Brent Durbin, Jennifer Britto, Gina Powers and Susan Weston were present.

APPROVAL OF AGENDA – Brent Durbin motioned to approve the agenda. Motion was seconded by Jennifer Britto and approved by verbal vote.

RESIDENT FORUM – One homeowner was present and asked about the culverts being cleaned out at the storm pond. Susan said that is not something the landscapers do, she would have to get Walley to come check it out.

REVIEW OF MEETING MINUTES:

- October 3, 2018 - Motion made by Brenda Steger to approve meeting minutes. Motion was seconded by Jennifer Britto and approved by verbal vote.

OFFICERS REPORTS:

- President
 - Wants a positive recognition in the community
 - Wants to work with homeowners about violations
 - Winter newsletter went out, if anyone has any topics please let Chris know.
 - Thanks to Cody he took over the webpage and cleaned it up

- ARC submissions go to Matt and then get forwarded to Susan
- Vice President - None
- Secretary – Wished Sandra Kay was at meeting to vote on entrance features
- Treasurer – Susan reviewed the January financial reports.

MANAGERS REPORT:

- Worked with landscapers to provide bids for front entrance renovation.
- Worked with landscaping vendor to check the trees behind 10207 Napoleon.
- Ask landscaping vendor to get a bid to remove downed tree on Schuman.
- Preparing for Spring inspections.
- There have been 6 resales completed since October.

OLD BUSINESS:

- None

NEW BUSINESS:

- Jennifer Britto motioned to accept LandPro's proposal for both entrance features for \$3073.00. Motion was seconded by Brent Durbin and approved by verbal vote. Susan will get LandPro to clean up the left side entrance at Cahill also.
- Susan will look at reserve study to see the life span of the fence rails, during that time look for distributors for the rails. Chris Keyes suggested donating the old rails to the battlefields.
- Pick a day for Community clean up with volunteers
- There is a form on the facebook page concerning solicitors, the roads belong to VDOT so we can not tell them they are not welcome in the community. Each homeowner would have to post it on their property. Susan will contact Paramount about their solicitors.
- Chris will update Spring newsletter concerning research of coupon books.

- 2 tree covenants requirement is not being enforced, members should read bylaws and the guidelines for a decision. Brenda Steger does not think we need 2 trees in each yard due to size of the lots and the roots that grow under the sidewalks.
- PGI Storm Water proposal, Susan will pull previous years to see if there is an increase and find out who is responsible for the Betsy pond cutting and email the board members.
- Who is responsible for the sidewalks, board members should read their documents. Susan will contact VDOT.

EXECUTIVE SESSION:

- Motion to enter executive session made by Chris Keyes. Seconded by Brent Durbin at 8:30 PM.
- Motion to leave executive session made by Jennifer Britto. Seconded by Brent Durbin at 8:55 PM.

ADJOURNMENT:

- Motion to adjourn is made by Brenda Steger. Seconded by Jennifer Britto.
- Meeting adjourned at 9:00. Meeting Minutes prepared by Gina Powers.