

Greens of Park Ridge February 2018 Board of Directors Meeting Minutes

Date: February 8, 2018
Location: Porter Library

Board Members Present: Andy Miles, Robert Townsend
Homeowners Present: None
Management Present: Kimberly Barrett

Meeting called to order at 7:00pm.

Open Forum:
None

Minutes:
Robert moved to approve the minutes of the December 2017 Board of Directors Meeting
Andy seconded and all carried.

Financials Reviewed:

Executive Session:
Andy moved to convene in executive session at 7:18pm to discuss legal accounts and review a payment plan letter, Robert seconded, and the motion carried.

Robert moved to convene back into regular meeting session at 8:05pm. Andy seconded, and the motion carried.

Andy motioned to approve a payment plan request that was presented, Robert seconded, and the motion carried.

Unfinished Business:
Storm Drains- Robert moved not to do anything with the drains between 19 Kimberly Dr. and 21 Kimberly Dr. Andy seconded, and the motion carried. Management has had several contractors look at the drains in this area, the drains have also been CCTV. Contractors have stated that the joint separation in the drains are caused by normal settlement and is not causing any sinking of the storm drains boxes, ground, and this would not have anything to do with the settlement of any homes in this area. Apex Companies, LLC stated "the joint separation does not appear to be an immediate concern. No settlement was observed on Kimberly Drive or on the downstream area". Enviro-Storm Water Management LLC, stated "the offset joints are caused by typical settlement."

Storm Ditch behind Kimberly Dr.- Falcon proposal will be reviewed at the next meeting held in March 2018. Management is to contact Stafford County Public Schools, to find out who is maintaining the holding pond behind the school.

Bus Stop-Management is to provide another proposal to the Board at the next Board meeting to compare concrete work with the proposal that was provided by Turner and Sons.

Sink Hole on Wellington: Sink hole caused by Verizon box is still on the schedule to be repaired by Verizon. Management to request letter from Verizon of a date and who will be performing the work.

Sink hole on Parkway Blvd.: Management contacted VDOT to get an update, work is still to be repaired with the new 2018 budget that starts in August 2018. VDOT is still keeping an eye out on the temporary repair to make sure it is holding up.

New Business:

Dog Waste Signs: Tabled

Robert motioned to close out a matured CD from United Bank and move to the Money Market account, in the amount of \$5,740.82. Andy seconded, and the motion carried.

ARB Inspections: Management to find out if pictures are included in the \$10.00 per home annual inspection, and to make sure the \$10.00 includes re-inspections.

Meeting Adjourned at 8:45pm.



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