

MORRIS FARM COMMUNITY ASSOCIATION INC.
BOARD OF DIRECTORS MEETING
Piney Branch Elementary School
April 17, 2014
7300 Atlas Walk Way, Gainesville, VA

In Attendance:

Jeff Benson – President
Dana Alexy – Vice President
Victoria Swanson – Secretary
Dave Jones – Director at Large
Jonathan Catania - Treasurer

Also Present:

Kelly Lang – Community Manager, Legum & Norman, Inc.
Charie Carter – Recording Secretary, Legum & Norman
No homeowners were present

1. CALL TO ORDER:

President, Jeff Benson called the meeting to order at 7:07 p.m., noting a quorum of the Board was present.

2. Meeting Minutes:

Ms. Dana Alexy motioned to approve the February 20, 2014 minutes as submitted. Mr. Jeff Benson seconded the motion and the motion was approved.

3. RESIDENT FORUM:

N/A

4. COMMITTEE REPORTS:

Activities: N/A

Grounds: N/A

Covenants: N/A

Communications: N/A

5. MANAGEMENT REPORT:

Ms. Lang stated the notice for May 1st special meeting is to be sent to all homeowners, after the draft notice is reviewed by the Board of Directors. The special meeting is being held for the purpose of voting on capitol improvements to be completed in the current fiscal year. Ms. Lang also stated pool pass applications and the updated pool rules & regulations would be mailed to the residents by the next week. Ms. Lang reported on

MORRIS FARM COMMUNITY ASSOCIATION INC.
BOARD OF DIRECTORS MEETING
Piney Branch Elementary School
April 17, 2014
7300 Atlas Walk Way, Gainesville, VA

the playground equipment, stating the repairs were noted by the playground audit as follows; bench, rock wall and slide. The proposed costs for the repairs are under \$1,000.

6. OLD BUSINESS:

Mr. Dave Jones motioned to approve the High Sierra Pools proposal, not to exceed the quote provided and for further clarification and breakdown of the costs. Mr. Jonathan Catania seconded the motion and the motion was approved.

Ms. Victoria Swanson motioned to approve the new tile and enhancements for the pool. Mr. Jonathan Catania seconded the motion and the motion was approved.

A draft notice for the special meeting, to be held on May 1st, was reviewed and edited by the Board of Directors. The notices will be mailed to all homeowners. The meeting is being called to vote on capitol improvements for the current fiscal year.

6. NEW BUSINESS:

Mr. Dave Jones motioned to approve the CLS proposal for tot lot mulching for the three tot lots within MMF. Mr. Jonathan Catania seconded the motion and the motion was approved.

Mr. Dave Jones motioned to approve the All Recreation proposal for the recommended repairs to the three MMF playgrounds as provided in the playground audit. Mr. Jonathan Catania seconded the motion and the motion was approved.

Ms. Victoria Swanson brought to Ms. Kelly Lang's attention; a tent is being placed in the common area at the end of Woodpecker Ct., near the trail. Ms. Lang will note this section on her next property inspection. Mr. Jeff Benson also noted there is a trailer parked in a homeowner's driveway; Ms. Lang is to notify the residents of the property to move the trailer immediately. Ms. Lang stated she completed inspections two weeks prior and had sent twenty-five (25) notices to residents. Mr. Jeff Benson has requested Ms. Lang to review the contract and clarify to the Board of Directors if inspections are to be completed weekly or biweekly.

After a review and discussion of colors and pricing, the Board of Directors agreed upon replacing the existing pool plaster beach area, with white tiles. The Board of Directors came to this decision based on cost, cleanliness and color coordinating with the pool and deck area.

**MORRIS FARM COMMUNITY ASSOCIATION INC.
BOARD OF DIRECTORS MEETING
Piney Branch Elementary School
April 17, 2014
7300 Atlas Walk Way, Gainesville, VA**

Mr. Dave Jones provided an update on the Dominion Power and the proposed power lines to cross through Meadows at Morris Farm as discussed in March's Town Hall Meeting. It seems inevitable the plan to cross through Meadows at Morris Farm will proceed, but with the help of the community, the Board will continue to oppose the proposed plan and encourage a compromise.

ADJOURNMENT:

The next meeting will be held on May 1, 2014.

With no further business Mr. Jeff Benson motioned to adjourn the meeting at 7:56 p.m. Ms. Dana Alexy seconded the motion and the motion was approved.

Respectfully Submitted
Charie Carter, Recording Secretary (L&N)