

# Franklin Oaks HOA Annual Meeting Minutes – January 9, 2007

1. We waited on a Quorum until roughly 7:30pm. In the meantime, John Kerby explained why we need to keep over \$100K on hand versus simply spending the money. We want and need to avoid a “special assessment of \$ 1,000 to \$2,000 dollar per household in the event something occurs with the pond. According to Virginia Law, the HOA is required to, according to John.
2. Discussion of what the reserve account is and why we have it took place.
3. Discussion of why the FOHOA pay for the maintenance of the pond. Scarborough and other groups got Fairfax County to agree to maintain the pond, initially. But the Fairfax County later reneged and refused to maintain our pond, so the responsibility fell back on the HOA.
4. Quorum was reached – minutes were read by Secretary, Tim Veltman.
5. Brief Presentation on Cedar Shingles and Shingle types was lead by a vendor.
6. Minutes were approved unanimously
7. Financial Discussion – The treasure, Bill Turner, review our financial situation. We are still in good financial standing. There was commentary that we consider coating the pond path asphalt so that we don’t have to replace it as quickly. There was commentary that it is difficult to vote for an increase in HOA dues when we have so much money on hand.
8. Discussion of the pond and yearly dues structure – Do we increase dues now or wait another year or so? The HOA Board recommended a \$25.00 increase now so that the HOA is prepared financially for the future. There was a lot of discussion on this topic. A motion was made to increase the dues by \$25.00 per each six month billing period, for an overall increase of \$50 annually. The motion was seconded and a vote was held. The motion passed with 29 votes for and one vote against.
9. Motion to approve the Budget as shown and discussed. The motion was seconded and passed unanimously.
10. Discussion – no members of the HOA are past due presently on dues.
11. Discussion – Suggestion to include a pre-addressed envelope to be sent with each invoice was discussed. Members of the Board voiced agreement on this topic.
12. Discussion and vote to nominate John Callahan to the FOHOA. Motion was seconded and John was elected. This motion passed unanimously.
13. Discussion of new Directory – The issue of a new directory for Franklin Oaks Community was discussed.
14. Discussion of Split Rail Fence at the Pond - A split rail fence was discussed to protect the “inflow” area of the pond which has a steep embankment. Discussion of children riding their bikes on the path and accidentally falling down the embankment onto the rip rock and feeding stream were discussed.
15. Real Estate Update – Values in our neighborhood dropped 10% in 2006. Homes have not sold well in 2006.

16. Road Update – Road remain at status quo.
17. Street Lights Discussion – The problem of light bulbs being out were dicussed. One resident pointed out that anyone can call Dominion Power with the two digit number found on the light pole itself. Dominion will respond and replace the bulb in a few days.
18. Entry Sign Update –The construction process for the new sign on your right when entering our community was in process and slowed due a permit issue. The sign construction would occur shortly thereafter.
19. School Boundary Discussion – There was lots and lots of discussion on the School Re-districting process. Safety, education quality and real estate values topped the list. A committee was suggested and a handful of FOHOA residents volunteered.
20. Trash and Recycling Discussion – FOHOA experienced an 8% increase in cost in the past year of 2006. At the close of the next contract, discussion of bidding out the contract for collection of trash and yard debris was discussed. The HOA plan is to compete this upon the next contractual term.
21. Discussion of obligation of funds for neighborhood Christmas Party – John Kerby explained that this was not in the best interest of the HOA as downside risks for lawsuits for any accidents that may occur could ultimately come back on the HOA of Franklin Oaks.
22. Discussion of Door Color Issues - Problems were discussed. Recommendation to take this issue up the Architectural Review Committee was suggested.
23. Board Members for 2007 were determined:

Kevin Spurlock – President  
Tim Veltman – VP  
Bill Turner – Treasurer  
BMAL – Sean Sullivan  
Secretary – John Callahan