

Silver Cup Estates HOA Board of Directors Meeting
May 13, 2014
Location: FVC Management, 59 Culpeper Street
Warrenton, VA 20186

CALL TO ORDER:

At 7:05 P.M. the meeting was called to order. The board members present were:

Kim Acres	- President
Pete Cloutier	- Vice President
David Myre	- Treasurer
Rich Holland	- Secretary
Nichole Brown	- Member at Large

There were seven homeowners from SCEHOA present (including five board members) representing Lots 3, 13, 23, 32, 34, 48, and 55.

Others in Attendance: Representing FVCmanagement: Susan Helander, Director of Management and Bonnie Bogert, Assistant Portfolio Manager.

Homeowners Open Forum:

Randy Anderson reported he had the tree that was damaged behind lot 55 tested. He received a report that the damage was caused by the DuPont Imprelis® Herbicide. Randy reported DuPont had initiated a claims resolution process to compensate, and in some cases assist, lawn care operators and property owners in the replacement of trees that may have been damaged through the use of Imprelis®. The trees could get better with time with some pruning. At this time we are taking a wait and see approach. Randy said he would send Rich Holland the email he received.

Ms. Myre asked when our landscapers are going to remove the dead tree behind her home in the common area. Ms. Bogert from FVC Management replied that they should be taken down within the next two weeks along with the one behind lot 48. James Brown also informed the board that there was an additional dead tree in the common are behind lot 47. The Board asked Ms. Bogert to have A-1 remove that one also when they come out.

Minutes from Previous Meeting:

The Minutes from the March 4, 2014, BoD meeting were reviewed. As there were no corrections, the minutes were accepted as written.

FVC Management Report:

Ms. Bogert reported the association's attorney filed the Warrant in Debt with Fauquier County General District Court related to the collection of assessments on the homeowner that was behind in paying their dues. The homeowners failed to appear on May 7, 2014 and the court awarded a judgment to the association. The judgment was for the principal amount of \$1830.00 plus interest of 8 percent from January 1, 2012. The association was also awarded \$73.00 in costs and \$457.50 in legal fees.

Ms. Bogert reported that the letters for our community sign were in and were given to President Kim Acres.

Ms. Bogert also reported there is still no change to the SYG Developer Bond with Fauquier County. FVC Management will be doing the landscaping inspection pertaining to the bond. The board asked that FVC Management prepare a letter to Fauquier County to get the bond revoked and have the money replace the trees and reimburse the association for its cost in taking care of the dead trees.

FVC Management reported the semi-annual statement for dues will be mailed out in June to those homeowners that still owe their 2nd half of the 2014 dues and to the homeowners that have yet to pay the 1st half of the 2014 dues.

Ms. Bogert reminded the board that the Community yard Sale on May 31st was still on. Rich Holland added that all the advertising was going to be provided by Lisa Cutsail of Silver Cup Estates and Terri Flight of Olde Gold Cup. They are both realtors from the local REMAX office.

FVC Management reported that there were 3 ACC requests since the last meeting and all were approved.

Ms. Bogert reported the Board was invited to attend the Olde Gold Cup HOA meeting on Monday, May 12th to discuss the speeding problem on Timber Fence Highway. Ms. Helander and Ms. Bogert from FVC Management along with Board members Rich Holland, David Myre and Nichole Brown attended the meeting. Also in attendance was the new Town Mayor, the Chief of Police and two police officers. There was quite a bit of discussion but no true resolution. The Chief of Police strongly suggested that residents call their dispatch office at 347-1100 to report vehicles that were speeding and they would send out a patrol officer to talk to the violator. Through the meeting it appeared that it was violators from Olde Gold Cup speeding and making sharp left hand turns into Olde Gold Cup. One suggestion was to put in crosswalks between the two neighborhoods. Olde Gold Cup's Board promised to keep us informed of any changes that would be made.

Financial Report:

Treasurer David Myre reported as of April 30th 2014 there are 4 homeowners past due in paying all or part of their 1st half of the 2014 dues. One of them is also the homeowner who has not paid dues for all of 2012 and 2013.

On April 30th there was a balance of \$949.26 in outstanding dues for the first half of 2014 plus \$1,245.00 past due from previous years giving us a total of \$2,194.26 in outstanding dues.

As of April 30th 2014, there was a checking account balance of \$10,881.65 plus \$14,057.41 in Cash Reserves in the Association's Money Market. The total amount in the accounts at the end of April 2014 was \$24,939.06. There is \$15,094.26 in accounts receivable for the remainder of 2014.

Pete Cloutier moved, and Rich Holland seconded that the Financial Report be accepted as given. The motion carried unanimously.

Committee Reports:

Architectural Control Committee (Eric Treworgy, Carl Liebel, Bryan Dutton):

Given by Ms. Bogert during the Management Report.

Neighborhood Watch:

Rich Holland had nothing to report.

Unfinished Business:

Certification of Executive Session

Secretary Holland presented a Certification Of Executive Session document for the board members to sign verifying that only the specific item in the motion to go in to Executive Session during the last meeting were discussed. All board members signed the document.

Member at Large Nichole Brown asked about the status of the Lot inspections. FVC Management reported that they had not started yet but would be emailing the Board suggesting items that we may want addressed during the inspection. They will be conducting the inspection within the next few months.

New Business:

There was no new business presented.

The next Silver Cup Estates HOA BoD has been scheduled for August 5th 2014 to be held at the FVC Management office at 59 Culpeper St, Warrenton, VA.

There being no more business, President Acres adjourned the meeting at 7:50 P.M. by acclamation.