

**BOARD OF DIRECTORS MEETING  
GREENBRIER PROPERTY OWNERS ASSOCIATION, INC  
January 16, 2014**

**OPEN FORUM:**

Called to order at 7:00pm by Debi Jones, President. Members present: Ken Belkofer, Edward Betz, Sandy Daniels, Melvin Parker, Judy Shangraw, and David Englehart. Members absent: None. Office staff present: Lori Anthony and Marie Belkofer.

Homeowners present: None. Chesapeake Police Officers J.C. Moore and B.A. Bennett.

Open forum adjourned at 7:09pm.

**DIRECTORS MEETING:**

Called to order at 7:10pm by Debi Jones, President. Members present: Ken Belkofer, Edward Betz, Sandy Daniels, Melvin Parker, Judy Shangraw, and David Englehart. Members absent: None. Office staff present: Lori Anthony and Marie Belkofer.

**December 2013 MINUTES:** Ken made a motion to accept the minutes and Dave seconded the motion. Minutes approved. Sandy made a motion to accept the violation hearing minutes and Ken seconded the motion. Motion passed.

**TREASURERS REPORT:** Lori presented December's Treasurer's Report. Sandy made a motion to accept the Treasurer's report, Judy seconded the motion. Treasurer's Report approved.

**COMMITTEE REPORTS:**

**ARC:** All Holiday Decorating signs were returned back.

**Playground Committee:** No Report.

**Nominating Committee:** No Report.

**Long Term Planning Committee:** No Report.

**MANAGER'S REPORT:** Lori - The violation report was reviewed. There are 109 properties on the violation report and 48 were added since the December meeting.

**UNFINISHED BUSINESS:**

- 1. Erosion Concern at Turtle Rock:** This area will be addressed this spring.
- 2. Logan's Mill Property Line Encroachment:** Properties with fences that need to be relocated are being tracked on the Violation Report.

**3. Homeowner Assistance Program Request:** A property owner in Turtle Rock has requested that the GPOA assist him. He is a disabled veteran and is trying to utilize the Department of Defense Homeowner Assistance Program that would allow the U.S. Government to take title to his house until it is sold. The Government would require we waive a provision of the covenants that states 'they would be a member of the Association'. GPOA's attorney has been consulted and details were discussed. *Update:* The Board voted to not waive the provisions as they requested, as the covenants are documents that cannot be altered by the Board of Directors. The information was relayed to the homeowner and he has stated he will be attending the January meeting to speak directly with the Board about this matter. The Navy Seal Foundation and Sentinels of Freedom Scholarship Foundation have contacted the office on the homeowner's behalf. Mike Conklin with the Sentinels Foundation has stated that they will hire a local attorney to represent the homeowner. Further information will be treated as confidential.

**4. Adopt-A-Spot:** Last month the Board discussed the Adopt-A-Spot program for the Greenbrier sign along Volvo Parkway across from Turtle Rock. The landscaping company will be asked if they can assist along with volunteers to maintain the area.

#### **New Business:**

**1. Bank Account Signature Changes:** New signature cards were signed by the Executive Board members for the Association's bank accounts.

**2. Homeowner Request:** The owners of 1319 Savory Crescent have asked if they can purchase a portion of the common ground that is located beside their house. Edward made a motion to deny the purchase request and Ken seconded the motion. Motion denied.

**3. Mill Quarter Bank Account Information:** The interest rate earned on the Mill Quarter Reserve account held at TowneBank is .10%. The Board may want to consider placing a portion of the reserves in a Certificate of Deposit at TowneBank to earn a better rate of interest. Melvin made a motion to approve the transfer of \$30,000 into a Certificate of Deposit at TowneBank and Edward seconded the motion. Motion approved.

#### **4. Miscellaneous:**

Lori - The landscaping contract separates the fertilization, aeration, mulching and flowers from the maintenance portion of the contract. The details will be reviewed to be voted on at the next meeting.

Ken made a motion to adjourn the meeting and Melvin seconded the motion. Meeting adjourned at 7:52pm.