

**BOARD OF DIRECTORS MEETING
GREENBRIER PROPERTY OWNERS ASSOCIATION, INC
July 17, 2014**

OPEN FORUM:

Called to order at 7:02 pm by Debi Jones, President. Members present: Edward Betz, Sandy Daniels, Ken Belkofer, David Englehart, and Melvin Parker. Members absent: Judy Shangraw. Office staff present: Lori Anthony and Marie Belkofer.

Homeowners present: Chuck and Cindy Roberson, concerns are the trash piles prior to trash pickup and parking. Ernie Prillaman, concern is the grass being too high at the lake edges.

Chesapeake Police Officers: Officer Moore. The Chesapeake Police department has a new initiative, "DDAX" which involves rezoning officers patrolling and precinct areas of coverage. On the rise is larceny in vehicles, do not leave valuables in vehicles.

Open forum adjourned at 7:34 pm.

DIRECTORS MEETING:

Called to order at 7:34 pm by Debi Jones, President. Members present: Edward Betz, Sandy Daniels, Ken Belkofer, David Englehart, and Melvin Parker. Members absent: Judy Shangraw. Office staff present: Lori Anthony and Marie Belkofer.

TREASURERS REPORT: Lori presented April's Treasurer's Report. Ken made a motion to accept the Treasurer's report, Melvin seconded the motion. Treasurer's Report approved.

COMMITTEE REPORTS:

ARC: More members are needed for the ARC committee.

Playground Committee: Playground equipment for Turtle Rock has been installed. 5 Acre Park will be addressed next year and plans will be developed.

Nominating Committee: No Report.

Long Term Planning Committee: The cost for the bulkhead repair is priority and other projects will be pushed to 2015.

MANAGER'S REPORT: Lori - The violation report was reviewed. There are 220 properties are on the delinquency list with 74 new properties added since June's Board meeting.

UNFINISHED BUSINESS:

1. Erosion Concern at Turtle Rock: The area was reviewed with Atlantic Landscape Management. They suggested raising the tree canopy as well as refraining from mowing

under some of the trees. They will propose ideas for installing mulch, adding plants, etc. to be completed in the fall. *Update: A resident completed ground work in an area and has provided photos of the work. The Board recommended roping off the area and readdressing the area in May 2015. Melvin made the motion to readdress the area and Ken seconded the motion. Motion Approved.*

2. Homeowner Assistance Program Request: Both lawyers involved have made changes to the agreement to which the Board feels that there is enough information included to make a decision. The Board will agree to the contract if a few requested changes are incorporated into the agreement. Sandy made a motion to agree to the condition in the agreement if the requested changes are incorporated. Ken seconded the motion. Motion Approved.

3. 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 new landscaping company will be asked if they would like to adopt this spot as well as homeowners who may want to form a committee to maintain the area. Atlantic Landscape provided a rendering of proposed landscape improvements. Volunteers are needed to clean and paint the signs at Greenbrier and Volvo. *No update at this time.*

4. Woodgate Commons Test Program: It was suggested that the Board consider a test program for Woodgate Commons. The goal of the program is to improve the aesthetics in the neighborhood. Architectural standards that specifically define colors and styles of doors, shutters, roofs, styles of fencing, and number of evergreen bushes, etc. could be improvements including adding landscaping, removing nuisance trees, adding signage, etc., could be considered. Legal advice would be necessary. At the April meeting, the Board asked that this test program be postponed to another meeting and to include shortening the number of letters before fines are assessed. *No update at this time.*

5. Boating and Fishing Regulations: The Board reviewed the draft of proposed regulations regarding what types of boats can be used in the lakes and fishing regulations. Ken made a motion to accept the Boating and Fishing Regulations, Melvin seconded the motion. Boating and Fishing Regulations approved.

New Business:

1. Unauthorized Common Ground Work. Attached is a letter written to an owner in Turtle Rock, and Her subsequent response, regarding work done on the common ground without authorization. Items were address in unfinished business.

2. Engineering Services Fee Proposal: The proposal from Rick Bartlett with Professional Construction Consultants, LLC is attached. This is for the specifications, joint permit application, and Engineering fee for the Turtle Rock bulkhead at the footbridge. Sandy made a motion to accept the proposed Engineering fee, Ken seconded the motion. Engineering Services Fee Proposal approved.

3. Basketball Hoop Use: The use of basketball hoops can create a noise nuisance for some residents. It was suggested the Board consider setting times when basketball playing is allowed. The Board considers the City of Chesapeake ordinances sufficient, and the Board will not create new bylaws to duplicate city ordinances.

4. Miscellaneous:

None.

Melvin made a motion to adjourn the meeting and Ken seconded the motion.

Meeting adjourned at 8:27 pm.

Ed Betz, Secretary

Debi Jones, President