

COUNTRYSIDE PROPRIETARY
BOARD OF DIRECTORS MEETING

Parkway Meeting Room
46020 Algonkian Parkway
Sterling, Virginia 20165
Wednesday, January 24, 2018

BOARD MEMBERS PRESENT: Dave Barrie – Oatlands
Rob Heckman – Morven
Anne Steingass – Foxfield
Penelope Francke - Oakridge

BOARD MEMBERS ABSENT: Robert King - Belmont

OTHERS PRESENT: Donna Cooper – PMP
Lisa Marnet – PMP
Loretta deLamare– PMP
Residents – 11

CALL TO ORDER:
Dave Barrie called the meeting to order at 7:02 PM.

APPROVAL OF MEETING MINUTES:
Rob Heckman moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting January 3, 2018. Penny Francke seconded the motion. Motion carried unanimously.

Rob Heckman moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting November 8, 2017. Anne Steingass seconded the motion. Motion carried unanimously.

RESIDENTIAL PARTICIPATION/GUESTS: 11 Residents were in attendance. Items discussed: Parking, NAC Appointments

GENERAL BUSINESS:

A. OLD BUSINESS: None

B. NEW BUSINESS:

Appointment to 2018 Board of Directors for the Rokeby Neighborhood

Rob Heckman moved that the Board of Directors appoint Ken Bour to represent the Rokeby Neighborhood on the CountrySide Proprietary Board of Directors for 2018, effective immediately. Penny Francke seconded the motion. Motion passed unanimously.

Appointments to the 2018 Neighborhood Advisory Council

Penny Francke moved the following members be elected to the Neighborhood Advisory Council for 2018:

Belmont: Inge Nystrom

Oatlands: Jon Chwirut
Kimberly Roth
Allyson Roach

Oakridge: Brynn Hunt
Traci Medlock
Deblyn Flack
Damian Backer

Morven: Jean-Michel Brunet

Rokeby: Diane Bohn

All are CountrySide members in good-standing. Anne Steingass seconded the motion. Motion passed unanimously.

Appeal Validity of Tow on 11/9/17, Ticket # 28956:

Item deferred to February 7, 2018 Board of Directors Meeting.

Appeal Validity of Tow on 11/19/17, Ticket # 290800

Rob Heckman moved that the Board of Directors overturn the validity of the Tow Ticket # 290800 dated November 19, 2017 and refund \$185.00. Anne Steingass seconded the motion. Two votes for. Two votes against. Motion did not pass. This item has been deferred to the February 7, 2018 Board of Directors Meeting.

ARCHITECTURAL ITEMS:

Minor Violations

Rob Heckman moved if corrective action is not taken by February 5, 2018 for MINOR violation Acct #71347, the Board agrees to exercise in accordance with Restrictions, Article IV, Section 1(d) "the right of the association to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" at a future date.

The Board may also exercise the right through its agents and employees, after Design Review Committee Resolution, to enter upon the lot and take such steps as may be necessary to remove or otherwise terminate or abate such violation and the cost thereof may be assessed against the lot upon which such violation occurred. A statement for the amount shall be rendered to the lot owner, at which time the assessment shall become due and payable, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article VI, Section 1. Anne Steingass seconded the motion. Motion passed unanimously.

Major Violations

Rob Heckman moved if corrective action is not taken by February 9, 2018 for MAJOR Inspection Violation account #99240 the Board will exercise the rights "to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" at a future date, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violations are not corrected by February 28, 2018 our legal counsel may file for injunctive relief for the violation, and fees and charges, from the court in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article III, Section 3-Enforcement of Governing Documents. Penny Francke seconded the motion. Motion passed unanimously.

2017 Annual Inspection Violations

Rob Heckman moved if corrective action is not taken by February 16, 2018 for ANNUAL Inspection Violations the Board will exercise the rights "to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" at a future date, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violations are not corrected by February 28, 2018 our legal counsel may file for injunctive relief for the violation, and fees and charges, from the court in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article III, Section 3-Enforcement of Governing Documents. Anne Steingass seconded the motion. Motion passed unanimously.

Request for Extension 2017 Annual Inspection Request – Account #70382

Rob Heckman moved if corrective action is not taken by April 15, 2018 for the 2017 ANNUAL Inspection Violation, Acct #70382 the Board will exercise the rights "to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" at a future date, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violations are not corrected by May 15, 2018, our legal counsel may file for injunctive relief for the violation, and fees and charges, from the court in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article III, Section 3-Enforcement of Governing Documents. Penny Francke seconded the motion. Motion passed unanimously.

Request for Extension 2016 Annual Inspection Request – Account 70817

Rob Heckman moved if corrective action is not taken by May, 31, 2018 for the 2016 ANNUAL Inspection Violation, Acct #70817 the Board will exercise the rights "to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" at a future date, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violations are not corrected by July 31, 2018, our legal counsel may file for injunctive relief for the violation, and fees and charges, from the court in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article III, Section 3-Enforcement of Governing Documents. Penny Francke seconded the motion. Motion passed unanimously.

FACILITIES: None

FINANCE: None

GROUNDS: None

INFORMATION/DISCUSSION ITEMS:

Horsepen Run Stream Erosion VA Dept. of Environment

COMMITTEE REPORTS:

Community Relations Committee	No December Meeting
Design Review Committee	October 23, 2017
Design Review Committee	November 27, 2017
Facilities Committee	No December Meeting
Finance Committee	November 21, 2017
Grounds Committee	No December Meeting
HPR	No December Meeting
Neighborhood Advisory Council	October 10, 2017
Neighborhood Advisory Council	November 14, 2017

MANAGEMENT REPORTS:

Management Report
Financial Reports
Project List

EXECUTIVE SESSION: Rob Heckman moved to enter into Executive Session. Penny France seconded the motion. Executive Session commenced at 8:28 pm. Rob Heckman moved to end Executive Session. Anne Steingass seconded the motion. Executive Session ended at 8:53 pm.

ADJOURN:

Penny Francke moved to adjourn the meeting. Rob Heckman seconded the motion. Motion carried unanimously. The meeting adjourned at 8:54 pm.

Respectfully Submitted,

Loretta deLamare – Recording Secretary