

**COUNTRYSIDE PROPRIETARY**  
**BOARD OF DIRECTORS MEETING**  
**Zoom Remote Meeting Due to COVID-19 Pandemic**  
Wednesday, June 5, 2024

**BOARD MEMBERS PRESENT:** Penny Francke – Oakridge  
Dave Barrie – Oatlands  
Roddy Dean – Morven  
Kumar Sangaran – Rokeby  
Fredrik Wallin – Welbourne

**BOARD MEMBERS ABSENT:** Edwin McGee – Belmont

**OTHERS PRESENT:** Catherine Neelley – PMP  
Ed Thomas – PMP  
Alicia McKenna-Graves – PMP

**CALL TO ORDER:**  
Penny Francke called the meeting to order at 6:33 PM.

**EXECUTIVE SESSION:**  
Fredrik Wallin stated **Mme. President I move that this meeting be recessed, and the Board of Directors immediately reconvene in executive session to consult with legal counsel as permitted by subsection B of Section 55-510.1 C of the Virginia Property Owners’ Association Act. There are no matters identified on the meeting agenda.** Kumar Sangaran seconded the motion. Motion carried unanimously. The Board of Directors entered into Executive Session at 6:34 PM.  
**Section 55-510.1 C of the Virginia Property Owners’ Association Act provides:**  
**No contract, motion or other action adopted, passed or agreed to in executive session shall become effective unless the board of directors or subcommittee or other committee thereof, following the executive session, reconvenes in open meeting and takes a vote on such contract, motion or other action which shall have its substance reasonably identified in the open meeting. The requirements of this section shall not require the disclosure of information in violation of law.**  
The Board exited Executive Session and reconvened in open session at 6:56 PM.

**APPROVAL OF THE AGENDA:**  
Fredrik Wallin **moved that the Board of Directors approve the agenda as written.** Roddy Dean seconded the motion. Motion carried unanimously.

**APPROVAL OF MEETING MINUTES:**  
Fredrik Wallin **moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting May 22, 2024.** Kumar Sangaran seconded the motion. Motion carried unanimously.

**RESIDENTIAL PARTICIPATION/GUESTS:** 3 Residents were in attendance: Art Rodriguez, Nancy Connelly & Juan Hernandez. Items discussed: None

**GENERAL BUSINESS:**

**A. OLD BUSINESS: None**

**B. NEW BUSINESS:**

**2024 DRC Appointment**

Roddy Dean **moved that the Board of Directors appoint the following member to serve on the 2024 Design Review Committee: Amanda Geherty for Oatlands. Amanda is a CountrySide resident in good standing.** Fredrik Wallin seconded the motion. Motion carried unanimously.

**Rokeby Stairs**

Fredrik Wallin moved that the Board of Directors approve removal of the stairs from Rokeby to CountrySide Blvd which encroach in the VDOT easement as soon as possible. He further moved that no replacement solution be installed at this time, given the limitations of both the VDOT easement and private property lines. Should the CountrySide Boulevard Pedestrian Safety Study develop alternative solutions, such proposals can be discussed at that time. Kumar Sangaran seconded the motion. Fredrik Wallin then made a friendly amendment to read *this is referent to Advantage code 2280 and we would opt for the seeding and straw solution for a price not to exceed \$2855.00*. Roddy Dean made a further friendly amendment to read *we spend an additional \$1000.00 for plantings to make a barrier at the end of the trail*. Motion carried unanimously.

**ARCHITECTURAL ITEMS:** None

**FACILITIES:**

**Tennis DNA Date Extension**

Fredrik Wallin moved that the Board of Directors approve an extension to the end date for the Tennis DNA 2024 lessons program to November 18, 2024. The Facilities Committee unanimously approved this extension. Kumar Sangaran seconded the motion. Oakridge, Oatlands, Rokeby & Welbourne voted for the motion, Morven voted against the motion. Motion carried.

**FINANCE:** None

**GROUNDS:** None

**INFORMATION/DISCUSSION ITEMS:**

- McPherson Cir Traffic Study

**COMMITTEE REPORTS:**

Finance Committee

April 16, 2024

**MANAGEMENT REPORTS:**

Project List

**ADJOURN:**

Roddy Dean moved to adjourn the meeting. Fredrik Wallin seconded the motion. Motion carried unanimously. The meeting adjourned at 7:29 PM.

Respectfully Submitted,

**Alicia McKenna-Graves**

Alicia McKenna-Graves – Recording Secretary