

COUNTRYSIDE PROPRIETARY
BOARD OF DIRECTORS MEETING
Zoom Remote Meeting Due to COVID-19 Pandemic
Wednesday, February 26, 2025

BOARD MEMBERS PRESENT:

Penny Francke – Oakridge
Roddy Dean – Morven
Kumar Sangaran – Rokeby
Dave Barrie – Oatlands

BOARD MEMBERS ABSENT:

Fredrik Wallin – Welbourne

OTHERS PRESENT:

Catherine Neelley – PMP
Alicia McKenna-Graves – PMP

CALL TO ORDER:

Penny Francke called the meeting to order at 6:46 PM.

EXECUTIVE SESSION:

Roddy Dean stated **Mme. President I move that this meeting be recessed, and the Board of Directors immediately reconvene in executive session to discuss and consider matters involving violations of the declaration or rules and regulations and to discuss and consider the personal liability of members of the association 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.** Dave Barrie seconded the motion. Motion carried unanimously. The Board of Directors entered into Executive Session at 6:47 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 7:01 PM.

APPROVAL OF THE AGENDA:

Roddy Dean moved that the Board of Directors approve the agenda as written. Dave Barrie seconded the motion. Motion carried unanimously.

APPROVAL OF MEETING MINUTES:

Board of Directors February 5, 2025 Meeting Minutes

Roddy Dean moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting February 5, 2025. Dave Barrie seconded the motion. Motion carried unanimously.

Board of Directors February 11, 2025

Roddy Dean moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting February 11, 2025. Dave Barrie seconded the motion. Motion carried unanimously.

RESIDENTIAL PARTICIPATION/GUESTS: 1 Resident in attendance. Items discussed: None

GENERAL BUSINESS:

A. OLD BUSINESS: None

B. NEW BUSINESS:

CRC Committee

Dave Barrie moved that the Board of Directors defer appointments to the Community Relations Committee for the 2025 calendar year since there were insufficient volunteers for committee operations. Roddy Dean seconded the motion. Motion carried unanimously.

ARCHITECTURAL ITEMS:

Violations

Roddy Dean moved if corrective action is not taken by March 11, 2025, for the attached violations the Board agrees *“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”* effective March 12, 2025, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violation is not corrected by April 1, 2025 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. Dave Barrie seconded the motion. Motion carried unanimously.

FACILITIES: None

FINANCE:

Standard Payment Plan Request for Account #70316

Roddy Dean moved that the Board of Directors *approve* the standard payment plan for Account #70316 contained in the February 26, 2025 Board Packet. The Finance Committee recommends approval of the payment plan. Dave Barrie seconded the motion. Motion carried unanimously.

GROUNDS: None

INFORMATION/DISCUSSION ITEMS: None

COMMITTEE REPORTS:

Finance Committee	November 19, 2024
Grounds Committee	November 20, 2024

MANAGEMENT REPORTS:

Management Report
Financial Reports
Project List

ADJOURN:

Roddy Dean **moved to adjourn the meeting.** Dave Barrie seconded the motion. Motion carried unanimously. The meeting adjourned at 7:34 PM.

Respectfully Submitted,

Alicia McKenna-Graves – Recording Secretary