

Old Georgetown Village
Board of Directors Monthly Meeting
April 9, 2018

Attending

Board Members: Barbara Wise, Alexei Kondratyev, April Kates, Jan Armstrong, Steven Soto

Management: Shireen Ambush

Homeowners: Y. Park, J. Wollard, M. Athie, L. Malet, O. Burtsev, M. Assar, B. Marsden, A. Lasover, A. Nemesh, J. Schlaffer, D. Robertson, D. Gilani, J. Mitchell, B. Glynn, A. Khosroshahi.

Meeting:

The meeting was called to order by Barbara Wise at 8:00 pm.

The Board approved the March 2018 meeting minutes.

Treasurer's Report: Alexei noted at this point we have a \$17,000 surplus, mostly due to having very low snow removal costs thus far. We have \$211,000 in reserve and \$100,000 operating cash.

Actions:

- 1. Discussion about oak tree at corner of 11409 Dorchester:** Homeowner is having basement flooding and has a lot of detritus from tree and has offered to help pay for the tree's removal. Abaris will have an arborist look at the tree and see if it is healthy before Board has further discussion. Tabled for now.

- 2. Board discussed lighting proposal.** PSE gave more information about their lighting they had initially suggested for the community. No decision was made on lighting. All agreed that the light output should be at least the same as what we have at present, if not more. The Board discussed lighting at some nearby communities. However, before proceeding the Board decided to form a committee. The committee will decide what specifications they would like/deem important for the lighting. With this information, Abaris can solicit for bids. The following are the lighting committee volunteers: J. Wollard, B. Wise, A. Konratyev, O. Burtsev, A. Kates, A. Lasover.

Tudor Lane faulty electrical panel was discussed: All meters are old (Pepco owns the meters) but the community owns the circuit panels attached to each meter, and they are original to the community. They need to be replaced and except for Tudor lane this will be done when the lighting is replaced. The number of these panels is unknown. Abaris will provide this information. However, this panel is not functioning well and needs to be replaced. Abaris provided an estimate of \$4,200.00, the Board approved moving ahead to replace this panel now.

- 3. Street Signs:** There was a discussion about the street signs in the community, and that some are hard to read, and others are unclear. The Board agreed to replace the street signs using the bid that Abaris had provided (about \$8,000.00 total). There was a discussion about painting "STOP" on streets and adding stop signs at certain intersections. Abaris will provide price for re-stencil of the pavement stop signs. Board did not come to agreement, and needs to revisit this topic of stop signs placement.
- 4. Landscape committee:** Barbara Marsden provided an update. Weather has prevented more spring landscaping but it will be done as soon as possible.
- 5. Board discussed having a list of rental units and renters in the community.** Board discussed sending a letter to non-resident owners to remind them to provide the management company with their up to date leases. Board also discussed having letters sent to these homeowners as their leases come due. Abaris noted this would be very time consuming for them, but Steve noted that this could be done with a spreadsheet application, and would not be difficult to undertake. Abaris noted they do keep a copy of all the leases in the community, at least initially. However, once that lease is up and/or the tenants move out, we lose track of the lease and Abaris likely DOES NOT have a copy or even know who occupies that home.

No decision was made about sending a reminder to nonresident owners.

Meeting was adjourned at 8:40 PM.

Sincerely,
April Kates