



2016 Annual Meeting Minutes
December 6, 2016 8:00 pm
Reston Community Center, Hunters Woods

2016 Annual Meeting Agenda

1. Call to Order and Review of Agenda
2. Reading and Approval of Minutes of 2015 Annual Meeting
3. President's Report
4. Treasurer's Report and Review of Proposed 2017 Budget
5. Vote on 2017 Budget
6. Vote on Fairfax County Land Dedication & Easement
7. Election of Board Members
8. Member Comment Period
9. Executive Session
10. Adjournment
11. Call to Order and Review of Agenda

1. The Annual Meeting was brought to order by President Yanni Chryssomitis at 8:03 pm. Other Board members in attendance included Bruce Ware, Charles Colby, Pat Nichols and Hadi Damavandy.
2. Minutes from the 2015 Annual Meeting were reviewed. There were no comments or corrections from the Board or from members in attendance. Hadi Damavandy motioned to approve the minutes from the 2015 Annual Meeting, and the motion was seconded by Pat Nichols. The Board voted to approve the 2015 minutes by a vote of 5-0.
3. President's Report: Yanni delivered the President's report. Highlights included:
 - a. Discussed development around Reston.
 - b. Not a lot of change in HGCA, no developer inquiries into our land.
 - c. Went over some of the year's accomplishments.

- d. Golf course will be here for the near future.
 - e. Thanked the board members for their work.
 - f. Renegotiated a new agreement with Williams for the playground.
 - g. Fairfax county has approached us for land dedication.
 - h. Tabled the bylaws vote for next year – need to get more community feedback.
 - i. Pushed asphalt to next year, need to create a spec.
 - i. Expect to get bids by spring and work to be done by summer
 - j. Second phase of the playground refresh will be done, will exhaust the remaining funds.
 - k. Refresh of our community watch lights.
 - l. Need to conduct a new capital reserve study.
2. Charles Colby rendered the Treasurer’s Report with the following highlights:
- a. Running on budget.
 - b. Will need to do a reserve study next year.
 - c. Biggest expense is the Blade Runners contract
 - d. Major parts of budget also included:
 - i. CSI Trash Services
 1. Blade Runners for tree care and special plantings (i.e. revamped entrance to HGC, put up some screening, etc)
 - ii. Bookkeeper \$500/month
 - iii. Attorney fees
 - iv. No dues increase this year
 - v. Need to contribute \$40k to reserves
 - vi. \$367k balance, and reserves of \$291k
 - vii. If the asphalt is more than anticipated, would like to keep down spending until after resurfacing

There were some comments and questions from the community regarding the following:

- “Surplus” funds from the playground assessment being used for playground related expenses only
- Paving prices and the need to contract sooner than later
- Various landscaping concerns

3. Vote on 2017 Budget - There were no comments or questions from the Board or from members in attendance regarding the proposed budget. **Budget was passed 28-0.**

4. Vote on Fairfax County Land Dedication & Easement – Yanni updated the community on the County’s offer. Originally was \$300, but then subsequently raised to \$1800 with assurance that existing landscaping will not be disturbed. The board noted that the quorum requirements may not be met for a land dedication vote; therefore, a subsequent vote will be required.

Following a few questions about voting requirements, the community was then presented with the following:

Should the membership dedicate 39 square feet of commonly owned land and grant a temporary easement to Fairfax County for the purposes of extending a sidewalk and creating a bus pad in exchange for compensation of \$1,800 and the assurance that existing landscaping on our common ground will not be disturbed?

Yes.

No.

The dedication passed 28-0.

5. Election of Board Members
Board Member Pat Nichols 3-year term was ending. Jean Murphy was the sole nominee and received all 28 votes.
6. Member Comment Period – t
 - a. Nancy M. asked if the yellow gas pipe line indicators could be removed.
 - b. Fred R. commented that new findings on LED lights suggest that they are disturbing to birds and humans. Also, dominion will not upkeep if we switch to LED.
 - i. Yanni noted that committee will be chartered in January to look at this issue and make recommendations.
 - c. Reed S. asked to be part of the landscaping project committee.
 - d. Mary Ann S. asked about the cause of the dip on IRR. The board checked with utilities and no one found any issue.
7. The Board convened into Executive session at 9:22 pm.
 - a. Officer elections were completed. The results as of the conclusion of the 2016 Annual Board Meeting:
 - i. Yanni Chryssomitis - President
 - ii. Hadi Damavandy - Secretary
 - iii. Bruce Ware – Vice President
 - iv. Charles Colby – Treasurer

v. Jean Murphy - Vice President at Large

The Board reconvened into open session at 9:42 pm.

8. Hadi Damavandy moved to adjourn the meeting, seconded by Bruce Ware. The motion passed 5-0 and the meeting was adjourned at 9:42 pm.

Approved by:

President Yanni Chryssomitis

Attendance:

Home Owner	Address
John & Heidi Lankau	11775 IRR
Wendy & Michael Trott	11700 IRR
Diane Pederson	11726 IRR
Mark Sierakowski	11776 IRR
Dawn Jones	11728 IRR
Aaron Hauer	11744 IRR
Janice Berger	11734 IRR
Reed Skaggs	11782 IRR
Shirley Carr	11798 IRR
Nancy Mosier Murphy	11786 IRR
Bob Schnapp & Fran Freedman	11773 IRR
John Piper	11603 HGC
Brian Waters	11704 IRR
Jasbir S. and Harinder Sarao	11789 IRR
Deb & Charles Colby	11731 IRR
Hadi Damavandy	11614 HGC
Yanni Chryssomitis	11629 HGC
Bruce Ware	11799 IRR
Marguerite Miller	11785 IRR
Pat & Dorothy Nichols	11742 HGC
Karen Gould	11740 IRR
Sharon Egan	11633 HGC
Fred Rothwarf	11722 IRR
Stephanie Soscia	11727 IRR
Jean Murphy	11750 IRR
John Klonaris	11768 IRR
Donald Twombly	11772 IRR
Brendon & Bridget Hamilton	11771 IRR
Di Napoli	11781 IRR
David Sande	11755 IRR