



Westmoreland Owners Association

PO Box 6041, Williamsburg, VA 23188

WESTMORELAND HOA BOARD

Meeting – April 5, 2010 - 7:00PM

Present: President - Russ Hill, Secretary - Olivia Hartman, Member – Rich Scott, Treasurer, Davie Burgdorf, Joe Gagliano, Berkeley Realty representative, Chadd Molloy, Berkeley Realty representative, Absent: Jim Word, Member, Tim Cote', Grounds Committee Chairman

Russ Hill called the meeting to order at 7:00PM

January Board meeting minutes were approved as the first order of business.

Management Report–

Tax Plan – Consensus to compile information and file taxes next year.

Incorporation - paperwork has been done and the Association has been incorporated.

Insurance – The association now has Director and Officer insurance plus liability as recommended by the management organization.

Financial Report – Joe Gagliano went over the financial report and it was accepted.

Referendum on shelter and playground -The votes are in and reflected as follows: Out of 50 votes – 27 voted to NOT construct a gazebo or a shelter; out of 49 votes 23 voted to REPLACE the existing playground slide not to exceed \$3,000. A motion by Davie Burgdorf to replace the existing slide based on homeowners votes within the next 90 days. Seconded by Rich Scott. Unanimous vote.

A second motion was made by Davie Burgdorf and seconded by Rich Scott was made to NOT construct a gazebo or shelter based on homeowners votes. Unanimous vote.

Grounds Committee Report – Bids for annual landscaping and grounds maintenance came in from Yardworks and Terry's Landscaping. Both bids were almost equivalent. Discussion and a motion made by Davie Burgdorf, seconded by Rich Scott to accept the bid from Yardworks. Unanimous vote.

Rich Scott reported that there has been some fixes in the playground area to accommodate recommendations by James City County inspection. Some landscaping has been done at the front entrance to the neighborhood. The Board re-visited the topic of putting a barrier at the entrance to the playground area because we want to restrict driving there unless for authorized use. This will protect the grounds and restrict unwanted activity. Discussion about placing a sign there as well designating use to Westmoreland homeowners and their guests only. Street signs are also in fair to poor condition and there was discussion about replacing them. President Hill to contact Tim Cote concerning the above mentioned items.



Westmoreland Owners Association

PO Box 6041, Williamsburg, VA 23188

Architectural Review Committee – No requests for any building permits or approvals.

Report to Homeowners – President Hill will write a communication to the homeowners informing them that the minutes are available on the website and the results of the referendum vote. This to be out by the end of April.

Trash Pickup Contract – Joe Gagliano to look into getting quotes for a neighborhood trash pickup contract to help people reduce costs. Will report back at the next Board meeting.

President Hill stated the quarterly inspection with Berkeley Realty will take place in April. President Hill stated that he will begin the process of compiling other associations restrictions and covenants to provide insight in how to re-write Westmoreland's Covenants and Restrictions now that the property has been moved to the homeowners.

Homeowners Forum – One homeowner brought forth a concern about the BMP maintenance and that some debris buildup is causing problems with water buildup during heavy rains. Berkeley Realty to contact James City County for an inspection which should bring attention to who (if developer or possibly VDOT) is responsible to fix.

Next Board Meeting - To be held at Berkeley Realty on July 12, 2010 at 7:00 PM.

New Business – No new business

Meeting adjourned at 8:15PM