

**Clopper's Mill West Community Association
Open Board of Directors Meeting Minutes
Tuesday, July 14, 2009**

Board Members Present: Al Speich
Cynthia Faville
Rob Petroff
Tony Thompson

Others Present: Ravi M. Parkhie, TMGA

Homeowners Present: Michael Titlebaum

Call to Order

The meeting was called to order at 7:05 p.m. by President Al Speich.

Meeting Minutes

Rob Petroff made a motion to approve the May 12, 2009 open Board meeting minutes as submitted. Tony Thompson seconded the motion. The motion was passed unanimously by the Board members present.

Homeowner Forum

Michael Titlebaum was congratulated on the birth of his first child, a baby girl.

ACC

Ravi Parkhie reported that he and Jack McLaurin were working on several architectural violations.

Landscaping

It was reported that Ravi Parkhie and Andy Joseph will be walking the property in early fall to review the common area plantings for removal and installation of trees and/or bushes with Kevin of Potomac Garden Center.

It was reported that the flag pole installation at the entrance monument on Smokewood Drive was complete.

Pool

It was reported that the installation of a sound system at the pool was complete.

Management recommended that the Board set up a policy on the use of the sound system for the 2010 pool season.

It was reported that the installation of a glass message board at the pool was complete.

It was reported that the "Fun in the Sun" Pool Party was held on June 29, 2009 and was well received by the residents that attended.

It was reported that the 4th of July Ice Cream Social sponsored by Andy Pagano of Century 21 was well received by the residents that attended.

Tony Thompson made a motion to approve Sirius Radio subscription for the pool for up to \$100 per year plus \$60 for any initial set up needed to be coordinated by Rob Petroff. Cynthia Faville seconded the motion. The motion was unanimously passed by all Board members present. Rob Petroff will take care of implementation.

Social

It was reported that the May 21, 2009 Community Yard Sale was held and well received by the residents that participated in the community event sponsored by Nathan Dart of Dart Homes.

It was reported that the remaining community events for 2009 are as follows:

10.03.09	Fall Community Yard Sale (Sat.)
10.08.09	Fall Bulk Pick Up (Thurs.)
12.01.09	Winter Newsletter

Additionally, a September 2009 social event at the pool for adults over 21 was discussed. Cynthia Faville, Al Speich and Ravi Parkhie will work on planning a poolside dinner for some time in September 2009. More details will be discussed at the next meeting. Cynthia Faville will contact several restaurants and caterers to determine the food selection. Al Speich will print the flyers and tickets and Ravi Parkhie will contact several rental companies for the tables, table cloths and chairs.

Security

Cynthia Faville reported that there was one vehicle on Kilmarnock Terrace that had a loud engine. The incident was forwarded to the community police liaison to make them aware.

Concrete and Asphalt Work

It was reported that the concrete work performed by Portugal Construction in the townhome section was complete.

Tony Thompson noted that O'Leary Asphalt had to complete the asphalt trail replacement between Ansel Terrace and Cricket Hill Drive adjacent to the Ansel Terrace storm management pond. The remaining trail will be completed and Tony Thompson will review the completion of the project.

The Board reviewed the best and final bids from Dominion Paving and Sealing and PCM Construction. This was narrowed down from the initial four bids reviewed by the Board at the May 2009 open Board meeting. Rob Petroff made motion to approve PCM Construction to perform seal coating, crack filling and pavement marking for the pool and tennis parking areas and the townhome parking areas. The funds are to come from reserves for this project. The work will be scheduled for late September after Labor Day Weekend.

Adjournment

Rob Petroff made a motion to adjourn the meeting. Cynthia Faville seconded the motion. The motion was passed unanimously by the Board members present.

The meeting was adjourned at 9:40 p.m.

Respectfully Submitted by Ravi M. Parkhie on August 2, 2009.

/rmp

G:/CM/IIL6(c)/2009/Meeting Minutes – 07.14.09 – Approved

CM: IIL6, IIL6(c)