

Centre Ridge Regent
Board of Trustee Minutes
14275 Uniform Drive
April 14, 2021

Present: Todd Edwards, Michael Adere, Anne Benedicto, Elizabeth Miller, Valerie Smith, Suzanne Thompson, Melvin Hardy, Cookie Sewell, Sean Cummings, and Mary Lynn Sallette, Community Manager.

Absent: None.

Guests: None.

Quorum: Quorum was achieved.

I. Call to Order

Todd Edwards called the meeting to order at 7:00 p.m.

II. President's Report

Todd Edwards said a resident sent a letter regarding a garden.

III. Minutes

The minutes of the March meeting were reviewed.

Motion: Michael Adere made a motion to approve the February minutes. Suzanne Thompson seconded the motion which carried.

IV. Open Forum

None.

V. Committee Reports

A. ARB

The agenda was included for review from the previous meeting.

B. Open Space

No report.

C. Pool and Rec Committee

No report.

VI. Old Business

None.

VII. New Business

A. Bishop's Tennis Inc proposal

Members discussed a proposal from Bishop's Tennis to repair the tennis court at the community center.

Motion: Michael Adere made a motion to approve the Bishop's Tennis Inc proposal to repair the cracks and replace the net at the community center tennis court for \$3934.00. Suzanne Thompson seconded the motion that carried unanimously.

B. Dominion Paving proposals

Members reviewed proposals from Dominion Paving for concrete repair and yellow curb painting throughout the townhome areas of the community.

Motion: Michael Adere made a motion to approve the proposals from Dominion Paving. Anne Benedicto seconded the motion that carried unanimously.

C. Tree Removal proposals

Members reviewed proposals for tree removal from Brightview and Northern Virginia Tree Experts.

Motion: Michael Adere made a motion to approve the proposal from NVTE, seconded by Valerie Smith. The motion carried unanimously.

D. CertaPro Painters proposal

Members reviewed a proposal from CertaPro Painters to paint the railings at the community center and the pool.

Motion: Elizabeth Miller made a motion to approve the proposal from CertaPro Painters. Michael Adere seconded the motion that carried unanimously.

E. Toilet replacement

Mary Lynn Sallette said three toilets needed to be replaced at the community center due to cracks and leaks.

Motion: Michael Adere made a motion to approve the replacement of three toilets at the community center. Suzanne Thompson seconded the motion. The motion was unanimously approved.

F. Community center lights and electrical update

Motion: Michael Adere made a motion to approve up to \$15000.00 for lighting and electrical updates at the community center. Elizabeth Miller seconded the motion that carried unanimously

VIII. Management Report

A. Income and Expense

The February Income and Expense reports were approved.

B. Delinquencies

The Board adjourned to executive session to discuss legal matters.
The Board adjourned to regular session.

IX. Community Update

X. Todd Edwards adjourned the meeting at 7:45 p.m.