

Minutes
15 November 2022
Foxvale Farm Homeowners' Association
HOA Board Meeting

HOA Board Members	Present?
Tom Hixon	Y
Dolly Whelan	Y
Ann Kainec	Y
Linda Koppier	Y
Kathy Allen	Y
Randy Long	Y
Jordan Sembower	Y
Megan Stinson	Y
Laszlo Zsidai (new member this meeting)	Y

Agenda:

- Vote for new HOA Board member
- Common Area Maintenance Report
- Clean-up Day Results
- Treasurer's Report
- 2023 Budget
- Architectural Control Committee (ACC) Report

Discussion:

- The meeting was called to order at 7:05 pm.
- Laszlo Zsidai was nominated to fill the vacancy on the board and the motion was seconded. The vote was unanimous for Mr. Zsidai to join the Foxvale Farm HOA Board.
- The minutes were approved for the October 2022 HOA Board meeting.
- Common Area Maintenance Report
 - Mowing for 2022 was completed at the end of October. Services were performed to the contract. There is another year left on the contract at the same rate.
 - New plantings were installed at the entrances and a few other places in the community (e.g. ornamental grasses to obscure the utility boxes). Those invoices have been paid. Additional trees were planted, which had been paid for previously.
 - All the dead trees have been removed as previously approved by the HOA Board.

- There is approximately \$1,800 of funding left in the common area maintenance budget. We may wish to have another mowing in early December to chop up the leaves in the common areas and leave the grass at a good level for over the winter. Mr. Long will get quotes for that extra mowing and for removing the stumps of recently felled trees.
- Ms. Whelan reported that a neighbor called to voice concern over a potential fire pit in the common area behind some houses on Riva Ridge Dr. The HOA Board will review its status at the next meeting.
- There are dead trees near the pipestem at the end of McMillen Ct. Ms. Whelan questioned if the trees are still under warranty. Those trees were planted at least 3 years ago. Given the situation, we will not use that vendor again.
- Clean-up Day
 - Clean-up day was a success and the clean-up piles have been picked up, save two, which will be picked up tomorrow, November 16, 2022. A dump fee of approximately \$1,000 will be incurred.
- Treasurer's Report
 - The books have been reconciled for 2022 dues and all dues have been fully paid.
 - Reimbursement for the pond escrow of \$3,000 has not been received yet. Mr. Hixon will follow-up with Fairfax County about that.
 - The HOA got notice from the US government that some prior year Federal tax returns are missing. An overpayment on recent taxes will not be refunded until this issue has been resolved. Mr. Hixon will look into this matter.
- 2023 Budget
 - Ms. Kainec provided an update to the budget and actuals for 2022 and reviewed the proposed budget for 2023.
 - The motion was made to adopt the proposed budget for 2023, it was seconded, and then unanimously passed.
 - The HOA Board discussed increasing the dues rate for 2023 to \$536, which is a growth of 5.1% over 2022. The average growth rate since 2019 is a little over 3%. The motion was made to increase the 2023 dues to \$536, the motion was seconded, and it was passed unanimously.
 - Mr. Sembower did a survey of the neighborhood asking whether homeowners would like to move to an electronic method for e-mailing invoices for 2023 dues. All but 38 of the homes support electronic billing. Those homes that do not want electronic billing still want to receive their invoices and pay them through the US Mail.
 - There are funds in the approved 2023 budget for an electronic payment option using credit cards.

- If the invoices are mailed through the US Mail, that will meet Virginia requirements.
 - It was recommended that all homeowners receive the invoices through the US Mail and be provided the option to pay the invoices electronically.
- Architectural Control Committee (ACC)
 - 1028 Riva Ridge has a trash collection pod on their property. The HOA Board would like the ACC to determine if that pod is still there and, if it is, to inform the homeowner there is a limited time that it may remain there.
- The motion to adjourn was unanimously accepted and the meeting was adjourned at 7:50 PM. The next scheduled meeting of the Board is January 10, 2023 at 7:00 PM at the Great Falls Library.