

TABB LAKES HOME OWNERS ASSOCIATION MEETING MINUTES

(Prepared by C. Rossi)

DATE: March 14, 2000 TIME: 7:00pm

LOCATION: Tabb Library

BOARD MEMBERS PRESENT: C. Rossi, B. Short, D. Harris, B. Reams

COMMITTEE CHAIRS PRESENT: R. Callam (Newsletter), F. Grim (Lake), E. Sharadin & Teresa Johnson (Covenant), K. Gurnon (Activities)

OTHERS PRESENT: This meeting was held at the Tabb Library in order to encourage homeowners' attendance. Approximately 8 homeowners attended. They did not request any additions to the agenda.

PREVIOUS MEETING MINUTES: Minutes from February meeting were accepted, with one additional comment – "10) Articles for newsletter were discussed, including an article to inform residents about existing Covenants and the plans to enforce them."

UNFINISHED BUSINESS:

F. Grim: (approach the County about having them pay the electric bill for our streetlights.) Still working the issue.

L. Eppard: (bench replacement in spring). Will look in the spring when benches become available at local home improvement stores. Plans to secure in place so vandals cannot easily remove.

COMMITTEE REPORTS:

ACTIVITIES : Committee members were introduced (Kelly Gurnon [chair], Lisa Vogel, Vicki Burton)

COVENANT: Enforcement procedures were distributed for review. Board approved enforcement procedures as presented with the contingency that C. Rossi gets favorable opinion from lawyer.

C. Rossi to get lawyer's opinion of the procedures.

C. Rossi to provide Ellis with a Letter of Introduction for committee members to present to residents.

E. Sharadin to provide article for next newsletter announcing new enforcement efforts.

LAKE MAINTENANCE: 9-month contract (March 1- Nov. 30) with Virginia Lake Management Co. unanimously approved

TRAFFIC & SAFETY: Most of the new STOP signs have been installed. Some residents were displeased because they appear to be higher than some of the existing signs, but they are at the current minimum required height (7').

C. Rossi to contact Tim Morrison at VDOT regarding their plan to fill in some street ruts with gravel instead of a more permanent material, and to discuss the possibility of curbing some heavily used intersections.

WELCOME: There are 8 members on the Committee, each is assigned to two streets.

BOARD MEMBERS REPORTS:

C. ROSSI: reported on his recent meeting with Supervisor Sheilla Noll regarding our lake & drainage system. The purpose of the meeting was to make her aware of our concerns about the amount and source of

water flowing into our system, the elevation of the spillway compared to our street elevations, and the validity of the 1985 agreement between the County and Tabb Lakes developers.

Distributed copies of a recent letter received from the County, regarding the results of their drainage study. The County committed to doing some corrective work on various ditches, swales, and the spillway, but did not address the problem of non-Tabb Lakes water flowing into our system, and re-asserted that Tabb Lakes itself is responsible for all maintenance (including dredging). **C. Rossi and F. Grim will continue discussions with appropriate County personnel.**

Proposed that a Rule be established to prohibit the parking of boats, RV's, etc. in driveways, with a provision made for currently owned vehicles. The Board decided to concentrate on enforcing current Covenants before establishing any new rules.

Provided latest issue of CAI magazine for circulation among the Board members.

JIM HIGHFILL: resigned his Board position due to job commitments.

D. HARRIS: reported approximately 10 homeowners are in arrears on their annual dues. C. Rossi will mail out 2nd late notices.

MISCELLANEOUS:

Spring Homeowners meeting will be scheduled for Tuesday, May 16 at Tabb High School. **C. Rossi to make arrangements with the school.**

The Annual Garage Sale will be held Saturday, May 13. **Activities Committee will place advertisements in the Daily Press and Yorktown Crier (Fri. & Sat. editions)**

Next Board Meeting scheduled for Sunday, April 9, 7:00 p.m., at B. Reams' home.

The meeting adjourned at 8:20 P.M.