

TOLLGATE HOMEOWNERS ASSOCIATION

Board of Directors Meeting

March 14, 1994

The Board convened at 8:15 p.m. at the home of L. Simpson. Present were Magness, Reagan, Simpson, Kahn, and Knight.

Old Business: 1) Landscaping; Magness met with Joe Saunders of Horizon, the winning bidder on March 8, 1994. Saunders brought up his original bid of \$13,560, not reflecting his revised bid of \$11,820 for the reduced and standardized scope of work because of a phone call he had received from D. Frady, which confused him. So there is presently no contract. The difference in the scope of work is with respect to the number of visits the contractor would make to the site, the amount of turf care, the amount of trees and shrub care, and one less leaf removal. The consensus of the Board was to have Magness call Horizon and insist on the \$11,820 fee offered for the reduced scope of work and to attempt to get the contract signed as soon as possible.

2) Homeowners' Input: only Ray and Lillian Edwards had sent in a landscaping suggestion to spruce up plantings at the end of Tollgate. Simpson suggested a reminder be sent to homeowners suggesting that input can be for repairs or landscaping and must be in by March 31. A question has come from Tina Rising (108 Tollgate) asking if she could pay on her own to have a landscape architect draw a plan for her front yard. The Board decided to let her draw up a plan with the clear expression that the Landscaping Committee would have to approve it and the committee would have to take into account not only the merits of the plan but the cost and efficacy of its maintenance.

3) Budget: Treasurer Reagan proposed a 1994 budget totalling \$25,350, a deficit of \$7,300 over the projected \$18,050 expected income. The Board discussed a possible increase in dues, since if no dues increase is forthcoming, the new grounds contract will exhaust the Association's reserve by 1996. However, it was decided that the budget would probably improve and an increase might not be needed for awhile. It was also decided that it would be wise to wait a year to have a year's experience with the new grounds contract under the association's "belt" before deciding on a dues increase, especially given the conservative proposed budget. Final action on the budget was deferred to the April meeting.

4) Proposed Changes in the By-Laws: Kahn reported that given her study and Simpson's input, she only proposed that the attorney's suggestions on changing the by-law amendment process be adopted. Simpson added that a repetitious sentence also be included if any amendment went to the membership for approval. Final action was deferred until April.

5) Landscape Architect: Knight will speak with Barbara Cram of Landscape, Inc. in Falls Church about attending the Board's next

meeting. It was decided to ask her to visit the street during the daytime, especially to screening needed at the end of the street, to be prepared to offer suggestions on landscaping needs and improvements.

New Business: 1) President Magness received a brochure from W. Zitzmann concerning the City's program providing free mulch, but Magness had discussed it with Horizon who said they never used such material since it often carried dead trees that were diseased.

2) D. Rosenbaum has sold 119 Tollgate and will need a set of documents. Settlement is March 25.

3) Magness will ensure that the new light posts will be installed and painted before the Annual Meeting. The Board decided to hold the Annual Meeting on Thursday, May 12 at 7 p.m. (on motion by Reagan). Magness will include notice of the annual meeting in his note to homeowners concerning the March 31 deadline for repairs/landscaping. He will appoint a nominations committee and speak to the entertainment committee about possible refreshments.

4) The next meeting will be held at 7:30 p.m. on April 14 at L. Simpson's.

The Board adjourned at 9:30 p.m.