
WOODWINDS COUNCIL OF CO-OWNERS BOARD MEETING
MINUTES

Date: Wednesday, September 24, 2014

Location: 11646 Ivystone Court, Reston, VA 20191

Attendees – Board members, Management, Community

•	Name	Position
X	Eric Orr	President
X	Patrick Shagena	Vice President
	Teri Jaeger	Treasurer
X	Gavin Wright	Secretary
X	Diane Morris	At Large
X	Roger Fons	Property Manager, Horizon Community Services
X	Steve Ludden	Asst. Property Manager, Horizon Community Services
X	D'Orsay Ripple	Owner 11612 Windbluff Court
X	Matilda Lawrence	Owner 11644 Ivystone Court

E-mail approved board votes prior to the month meeting

Meeting called to order by Eric at 7 p.m.

Approval of Minutes

Eric motioned to approve minutes, Patrick second. All approved.

Report of Officers

President's Report

No report.

Treasure's Report

No report. Teri not present.

Manager's Report

No report.

Community Concerns

D'Orsay Ripple

1. Fogged windows at 11620 ISC #201.
 - Conclusion: Horizon will send a letter to the unit owner
2. 11620 IVC Unit 200. Front balcony is in bad shape.
 - Conclusion: Horizon will get a quote for painting and repairs
3. 11612 Windbluff Court. Rear balcony is "bowed".
 - Conclusion: No leaking into unit below. Floor is in good condition.
Shakes a bit, but pretty sturdy. Also bricks are loose.
 - Conclusion: Teri will add her to the list of renovations.
4. 11612 Windbluff Court. Front balcony is in bad shape.
 - Conclusion: Horizon will get a quote for painting and repairs.
5. 11612 Windbluff. The recent landscaping has exposed the gas lines. D'Orsay wants the pipes removed.
 - Conclusion: Washington Gas is the company. Someone will need to pay for the removal of the gas line.

Matilda Lawrence

1. Stumps are marked for removal. What's the status.
 - Conclusion: Can't grind the stump. Just going to level it off and let the ivy grow over it.
2. Broken cinder blocks near 11646-11644 ISC. There's 2 blocks that need to be replaced.

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- Conclusion: Horizon - Call Kate to get cost estimate. If it's under \$2,500, just move forward.

3. Moldy smell near her kitchen wall.

- Conclusion: Horizon will call someone to inspect the drywall for source of the smell.

4. Gutter not draining.

- Conclusion: Horizon will call to ensure they cleaned the gutters over the patio homes.

Old Business

1. Gutter cleanings are done.
2. Speed bumps - Need to be painted. Horizon will contact to get them painted.
3. Henrys. Horizon will make necessary changes to the towing company contact sheet.
4. FHA contract - still waiting on some things back. Getting closer every month.
5. Richard Harrison frozen pipe issue. Horizon can't find any record of us paying anyone to do the work. Horizon will talk to Teri one last time before reaching out to Richard Harrison to explain what Horizon and the board knows/doesn't know.
6. 11608 Gutter - has been cleaned.
7. Reserve account. Money has been moved per board request.

New Business

1. Action Item list. Horizon is building the list. We should see the list in the next 2 weeks.
2. Parking Passes 2015 - Eric Orr will order.

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3. Annual Meeting - Will be Tuesday, November 18. Horizon will get back to the board with location for the meeting. RA is first choice. RCC is second choice.
 4. 2102 GWW Unit 101 - Hole is covered by chicken wire. Horizon will get a quote.
 5. Linda Liner - 4 of 5 board members have been to the site. Horizon has been out there 3 times. Kate Davidson has visited. Horizon will get a quote for her unit to do some of the work and will review at next board meeting. Itemized issues are noted below:
 - a. Receding soil along back of unit, especially under bedroom windows.
 - b. Small gap/hole in foundation under rear patio door.
 - c. Exposed cable near corner of patio slab.
 - d. Erosion along walkway passing unit's front door and around back near patio slab.
 - e. No lighting along steps from unit up to parking lot.
 6. D'Orsay Ripple - When Kate can do the walk through of the property, we need to obtain a quote to complete the landscaping job in front of her unit.

Executive Session

None.

Adjournment

Concluded at 8:37 p.m.

Date of Next Meeting

The next Woodwinds Board Meeting will be held Wednesday, October 22 at 7 p.m. Location is TBD.