

Huntington Station Homeowners' Association

Alexandria, Virginia

MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS

15 October 2008

Woody Davis, President of the Huntington Station Homeowners' Association opened a regular meeting of the Board of Directors on October 15, 2008, at 7:08 p.m. Eastern Time. The meeting was open to all members and residents and held at 2301 Huntington Station Court, Alexandria, Virginia. Present were Judy Falcon, Vice president, Sean Egge, Treasurer, David Lenze, Secretary, and Association Manager Gena Salonga.

1. Minutes.

The following motion was made, seconded, and approved unanimously:

MOTION: That the Board approve the minutes of the meeting of the board of directors held on August 13, 2008.

2. Financials.

Ms. Salonga reported that the collection of the delinquent account had been completed and that Chevy Chase Bank had sent the Association a form to sign regarding changes to the signature card on file at the bank.

3. Easement

Mr. Davis reported on his meeting with an attorney, Mr. James C. "Beau" Brincefield, regarding the easement on the road to Huntington Station. After discussion of the Association's options and their costs, the following motion was made, seconded, and approved by a vote of three in favor (Mr. Davis, Ms. Falcon, and Mr. Egge) and one against (Mr. Lenze):

MOTION: That the Association retain Mr. Brincefield of Brincefield, Hartnett & Kahn, P.C. for \$2,500 and that the president of the Association be authorized to sign a contract.

4. Small Claims Court.

The board discussed the lawsuit filed against the Association by member Ms. Yarborough alleging damages to her driveway. Ms. Salonga and Ms. Falcon will appear in court on October 24 and contest the claim.

5. Landscaping and Snow clearing contract.

The following motion was made, seconded, and approved unanimously:

MOTION: That the Association approve the Complete contract for 2009.

6. Website.

The following motion was made, seconded, and approved unanimously:

MOTION: That the Association spend \$99 for a five year retention of its domain name.

7. Budget.

Ms. Falcon suggested that the board consider adding several projects to the 2009 budget including (1) replacement landscaping, (2) Huntington Station sign, (3) retaining wall improvements, (4) brush clearing in the nature preserve, (5) No Outlet, No 18 Wheelers sign, (6) pressure wash sidewalks, and (7) shelter over mailboxes.

The board agreed to hold a special meeting on Tuesday, October 28 to discuss the budget for 2009.

8. Adjournment.

There being no further business, the meeting was adjourned at 8:52 p.m.

Approved 28 October 2008

David G. Lenze, Secretary