



# MONTEREY ESTATES

Community Association

P.O. Box 710162

Oak Hill, VA 20171

[www.mecahoa.org](http://www.mecahoa.org)

## MECA Board Meeting Minutes

Wednesday, January 16, 2013

The monthly MECA Board meeting was called to order at 7:33 p.m., at the Reston Regional Library, 11925 Bowman Towne Drive, Reston, VA 20190. The Board members in attendance were: Adam Shubert, Dennis Fisher, Paul Osborn, Jennifer Wagner, Mike Cutler, Delores Plum, Bob Powell and Jim Zavrel. Jason Lynch was also present.

1. The meeting was called to order by President Adam Shubert at 7:33 p.m.
2. The minutes of the December 12, 2012 MECA board meeting were reviewed, amended and approved.
3. Treasure's Report – Paul Osborn
  - a. \$2375 for audit. \$483 charge for brush and concrete removal on New Austin Ct.
  - b. Goldklang sent a letter of engagement asking if MECA would like to retain their services for the next two years. A motion was made to retain their services. The motion was approved.
  - c. MECA received a letter from the County saying that they would mow and remove debris from the area near our drainage ditches over the summer. There is a question if the drainage basin is on MECA property with an easement or owned by the county.
  - d. One newsletter was returned as unknown – we will replace the name with Resident.
  - e. 2013 proposed budget – see attached
    - i. Bob Powell raised the question of whether our community wants to keep investing in the tennis court. If we decide to keep it, we need to replace both the fence and the court itself within the next couple of years. Bob suggests that we repurpose the area for another community use. In order to do this, we would need approval from two thirds of homeowners.
    - ii. We have had large expenditures for emergency tree work in the Lyme Bay common area. We discussed what MECA needs to keep in reserve for emergencies, and how much we have in savings to pay for a new tennis court and fence. We also discussed whether or not we need to raise our community dues. Our dues are still among the lowest in the area.
    - iii. The board of directors approved a modest increase in annual dues for 2013 in order to bolster the reserve fund for anticipated refurbishment of our recreational facilities. A motion was made to raise the dues by \$10 to \$165. The motion was approved.
    - iv. A motion was made to approve the budget as discussed and amended. The motion was approved.
4. ACC – Dennis Fisher - No violations reported.
5. MECA Calendar
  - a. MECA February Board Meeting – February 20, 2013 Reston Library
  - b. MECA March Board Meeting – March 20, 2013 Reston Library
6. Community Events
  - a. Holiday decorating contest – votes are being tabulated
  - b. Santa's Visit – very successful. Many families came and enjoyed visiting with Santa and had a holiday treat.

- c. MECA Spring Fling – Community Yard Sale and Clean-up in May. Adam will look into providing a dumpster, and Jennifer will contact the Scouts to see if they want to collect community items being donated.
7. Playground and Common Area Report
    - a. Tennis court – discussed in budget section
    - b. Lyme Bay - Limb and tree removal is in progress.
    - f. Uneven sidewalks – we reported them to the county two years ago but nothing was done. We will send a letter to Tom Rust and Supervisor Hudgins.
  8. Newsletter update – Jennifer Wagner will be in charge of getting the newsletter out on a quarterly basis.

The meeting was adjourned at 8:50 p.m.

Submitted by:  
Jennifer Wagner, Secretary