

**VILLAGES OF PIEDMONT HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTOR MEETING MINUTES**  
**January 27, 2020**

Board members in attendance: Pete LaGuardia, Matt Speidel, Robert Scharrer, Joe Abarno,

Management in attendance: Gloria Tebyanian

Homeowners Present: No homeowners present

**1) CALL TO ORDER:**

The meeting was called to order by Pete LaGuardia, Board President at 7:05 p.m.

**2) Items discussed during Homeowner Forum were:**

No homeowners present

**3) Committee Reports:**

Covenants Committee –It was brought up by a Board member that they would like to do a comprehensive violation inspection of all homes and use PMP’s property Inspector.

Grounds Committee – Board member mentioned that there is a meeting scheduled with the new Landscape company to go over the HOA’s expectations and requirements for grounds maintenance.

Finance Committee- Financial review of October-December 2019.

Social Committee – No member present.

**4) Association Business:**

**Pete LaGuardia advised the community that the Board was now entering the business section of the meeting and residents should not speak unless recognized by the Chair.**

The minutes from the November 25, 2019 board meeting were approved. Motion by Joe Abarno. Seconded by Matt Speidel.

**5) Financial Reports:**

Board Treasurer briefly reviewed the October-December Financials.

## **ACTION/DISCUSSION ITEMS**

### **Replacing One Broken Lifeguard Stand**

The Board reaffirmed their email approval.

### **Switching to Cedar Run Landscaping to do Grounds Maintenance for the Community.**

The Board reaffirmed their email approval.

### **Imagery Print and Promotions to Produce Newsletter**

The Board approved using Imagery Print and Promotions to create the HOA's newsletter. This would go out four times per year and would allow advertisers. Motion by Robert Scharrer. Seconded by Matt Speidel.

### **New Volunteer for the Social Committee**

The Board approved Mary Kim Bernhardt as a new member of the Social Committee. Motion by Robert Scharrer. Seconded by Pete LaGuardia.

### **New Tennis Court Gate**

This was tabled for a later date.

### **New Defibrillator to Install Near the VOP I Swimming Pool**

The Board approved purchasing a defibrillator to be installed near the VOP I pool. Motion by Robert Scharrer. Seconded by Pete LaGuardia.

### **Permanent Flagpole to be Installed Near the Clubhouse**

The Board approved purchasing and installing a permanent flagpole near the VOP I clubhouse with a U.S. flag only and possibly adding a Virginia Flag in the future. Motion by Joe Abarno. Seconded by Robert Scharrer.

### **Hiring of an Inspector from PMP to do a Comprehensive Violation Inspection of all Homes in Villages of Piedmont**

The Board approved using an inspector from PMP to do a comprehensive inspection of all homes in the community. Motion by Pete LaGuardia. Seconded by Robert Scharrer.

## **MANAGEMENT REPORT – PMP:**

### **A. General Items**

None

### **B. Landscaping/Trash/Snow Removal**

None

### **C. Architectural**

No architectural applications were submitted since last Board Meeting.

### **D. Covenants**

Covenants Violation tracking worksheet was reviewed

**E. Common area/Pool/Clubhouse**

None

**F. Other Financial**

None

**PENDING ACTION ITEMS:**

The Action Item list was reviewed.

**OLD/NEW BUSINESS:**

None

**ADJOURNMENT:**

On a motion by Pete LaGuardia. Seconded by Robert Scharrer, the meeting was adjourned at 7:45pm.

**EXECUTIVE SESSION:**

The Board convened to discuss a pending or probable litigation. Homeowner Account#79349.

Executive Session was closed at 8:14 pm. Motion by Pete LaGuardia. Seconded by Joe Abarno.

The Board reconvened in open session and by unanimous consent agreed the issue stated in the complaint did not warrant a hearing.

Minutes taken and submitted by Gloria Tebyanian, Community Manager.