

**London Towne Homeowners Association  
Board of Directors Meeting**

**March 6, 2003**

**APPROVED**

**ATTENDANCE:**

Mike Lannes, President  
Sally Saucedo, Vice President  
Mary Ann McGuinness, Treasurer  
Robin Peralta, Secretary  
Craig Courtney, Sequoia Management  
Elizabeth Scarangella, Recording Secretary

**ABSENT**

Gale Kirwan, Director

**CALL TO ORDER:**

The President called the meeting to order at 7:07 p.m.

**RESIDENT INPUT:**

An anonymous letter was sent to the Board requesting assistance with children residing in a rental property on Bodley Square. The letter indicated that the children were unsupervised and had sticks and knives. The Board decided to send a copy of the letter to the owner of the property.

**PARKING COMMITTEE**

The committee is in the process of measuring the community to determine how many spaces are available. Mr. Folsom submitted information regarding the legalities of the London Towne parking situation. The next meeting is scheduled for March 11, 2003.

**HEARINGS**

Owner of 14824 Hatfield Square purchased the house in 1988 without grids. The issue was addressed in 1996 and again in 2002. He presented a complete time line for the Board.

Owner of 14832 Hoxton Square removed the rusted pole lamp In 1999 and replaced it with a porch lamp. No application was submitted for the change.

Owner of 14827 Maidstone Court indicated he purchased the house without grids in the windows in 1985.

Owner of 14868 Lambeth Square requested a 90 extension for the lamp post replacement.

**MINUTES:**

A motion was made to approve the minutes from the January 23, 2003 Board meeting as written. The motion was seconded and approved unanimously.

A motion was made to approve the minutes from the February 20, 2003 Board meeting as written. The motion was seconded and approved unanimously.

### **MANAGEMENT REPORT:**

The Balance Sheet and Income Statement were discussed. Ms. Saucedo asked about the status of transferring accounts to Wachovia Securities. Mr. Courtney will follow up and give an update at the next Board meeting.

### **OLD BUSINESS:**

Policy Resolution number 6, Parking Policy, was reviewed and changes made. A motion was made to approve the resolution, seconded and approved unanimously.

The Maintenance Log was reviewed.

Troutman Sanders invoices were reviewed and a motion was made to pay the invoices for legal services, seconded and approved unanimously.

Mr. Lannes presented a break down of the costs of hiring a private security firm. The Board would like a second bid and feel that the parameters of the coverage need to be better defined. Ms. McGuinness suggested coverage only on weekends and Ms. Saucedo suggested reactivating the Neighborhood Watch Committee.

### **ARCHITECTURAL APPLICATIONS:**

Muller (14856 Bodley Square) – Shutter color change  
Pascarella (14804 Hatfield Square) - conversion of gas lamp to electric

Both applications were approved.

### **NEW BUSINESS:**

Ms. Peralta discussed the difficulty she encountered when she attempted to have a vehicle towed from the fire lane in front of her house. Mr. Courtney to make sure that Henry's Wrecker Service is given a list of all the Board members who are authorized to have vehicles towed.

It was determined that the focus of the next architectural inspection will be asphalt and concrete repairs.

### **EXECUTIVE SESSION**

A motion was made at 8:30 to recess and convene in Executive Session for the purpose of discussing the hearing and determining an outcome. The motion was seconded and approved unanimously.

The Board reconvened in Open Session at 10:40. A motion was made to impose a Rules Violation Charge of \$10.00 per day as of March 7, 2003 for all architectural violations with the exception of trash can violations. The motion was seconded and passed unanimously.

A motion was made to charge the residents with storage related violations \$50.00. Thereafter, they will be charged an additional \$50.00 per occurrence through the remainder of 2003. The motion was seconded and approved unanimously.

**ADJOURNMENT:**

A motion was made, seconded and approved unanimously to adjourn at 10:58 p.m.