

Minutes
13 June 2023
Foxvale Farm Homeowners' Association
Homeowners' Annual Meeting

HOA Board Members	Present?
Tom Hixon, President	Y
Dolly Whelan, Vice President	Y
Ann Kainec, Treasurer	
Linda Koppier, Secretary	Y
Jordan Sembower	Y
Randy Long	Y
Kathy Allen	Y
Megan Stinson	Y
Laszlo Zsidai	Y

The following members from the community also attended the meeting:

Name	Address
Josh Powers	906 McMillen Dr.
David Whelan	911 McMillen Ct.
Matt Westbrook	911 Riva Ridge Dr.
Gerald and Sandie Dorfman	927 Riva Ridge Dr.
Alan and Patti Brownstein	938 Riva Ridge Dr.
Pam Russ	1036 Riva Ridge Dr.
Jody Davis	896 Van Dusen Ct.
Lisa Schlecht	10706 Wynkoop Dr.
Aaron Gussman	10746 Wynkoop Dr.

Agenda:

- Nominating Committee Report
 - Introduction of candidates
- Appointment of Special Ballot Committee
- Call for Votes
- President's Report
- Treasurer's Report
 - Auditor's Report of 2022 HOA Financial Report
 - 2022 Audited HOA Financial Report – 5-Year Summary
 - 2023 Year-to-Date Financial Report
- Homeowners' Forum
- Election Results
- Motion to Adjourn

The meeting was called to order at 7:07 pm by Tom Hixon, HOA President.

Discussion:

- Introduction of Candidates
 - Josh Powers
 - Jordan Sembower
 - Matt Westbrook
- Appointment of Special Ballot Committee
 - Kathy Allen and Pam Russ volunteered to count the proxies and ballots turned in during the meeting.
- Call for Votes
 - The call for votes was made and the special ballot committee started counting.
- President's Report and Treasurer's Report.
 - The President's and Treasurer's reports were sent to the community on 6/11/2023.
 - David Whelan discussed the financial audit. The audit report "determined that the financial operations of the community appear to be reasonable and performed in a diligent manner." He noted that the treasurer, Ann Kainec, did a very good job maintaining the HOA's books.
 - Tom Hixon discussed the maintenance work completed last year on the pond. Randy Long reported that there are fish in the pond. Tom Hixon noted that the pond is in a Fairfax County Resource Protection Area (RPA).
 - Tom Hixon discussed the status of the encroachment of 1008 Springvale Rd onto the HOA's common area. Fairfax County denied that family's request to use part of the RPA for a sports court. The homeowner has signed an agreement with the Foxvale Farm HOA to repair the common area to its original condition but there is no time limit imposed in that agreement. Now that the county has resolved the request regarding the sports court, it is expected that the restitution of the HOA's common land will be resolved with the removal of the fence and the sport court and the land re-planted per the agreement.
- Homeowners' Forum
 - Homeowners were encouraged to address the Board with their concerns or comments. All homeowners who wished to address the Board were given the opportunity to speak. Each speaker's comments were limited to five (5) minutes.
 - Gerald Dorfman raised a question about switching banks in order to get a better return on our funds. David Whelan noted that the HOA spent \$68,000 over the last 2 years, which has shown a need for some liquidity of HOA funds. It was recommended that the HOA Treasurer look into the opportunities available for a higher return now that market conditions have changed.
 - Kathy Allen praised the work that Tom Hixon has done as president of the HOA Board, noting in particular the renovation of the pond. Those in attendance heartedly agreed.
 - David Whelan discussed the inconsistent maintenance and state of Foxvale Farm's white perimeter fence along Georgetown Pike. Tom Hixon noted that the

reason the fence is in that state is due to the finding of a survey years ago that the fence was mostly on private property, not on HOA property as once thought. The three homes on Georgetown Pike that put up privacy fences have been informed that those fences are not in accordance with HOA architectural guidelines. When those homes are sold, there will be a provision in the resale package that the fence must be replaced and brought into compliance with the guidelines. A fourth home has a fence that has fallen into disrepair. In the architectural guidance it states that the fences must be kept in good repair. It was recommended that David Whelan head a committee to determine the status of fences along the HOA's perimeter on Georgetown Pike and Springvale Rd. and he accepted that task.

- Election Results
 - There were 33 ballots.
 - Josh Powers and Matt Westbrook were elected to the board and Jordan Sembower was elected to return to the board.
- The motion to adjourn was made, seconded and unanimously passed. The meeting was adjourned at 7:32 pm.