

**Kingstream Community Council
Minutes of the May 15, 2014 Meeting**

Attendance	
Board Members	Present
Tim Fouche, President	Yes
Frank Shaffer, Vice President	No
Jim Talbert, Secretary	Yes
Morna Ikeda, Treasurer	Yes
Tyrone Yee, Activities Committee	Yes
Jeff Albanus, ARC Committee	Yes
Kate Keifer, Communication and Welcoming Committees	Yes
Jared Spigner, Landscape Committees	Yes
Tony DeMattia, Pool Committee	Yes
Lisa Cornaire, Management	Yes

A. Call to Order

The meeting was called to order at 7:00 p.m.

B. Approval of Agenda

A motion to approve the agenda was made, seconded and approved.

C. Presentation by Supervisor John Foust

Supervisor Foust was unable to attend and in his place sent his aide Jenny Phipps. Ms. Phipps briefed the Board and about ten homeowners on the following issues:

1. Her office is located in the old Herndon Town Hall.
2. Recently enacted state transportation funding includes \$1.77 billion coming to our area over the next six years. It includes infrastructure to support the new Metrorail Silver Line to Dulles Airport and Loudoun County including roadway improvements to support the additional traffic, additional parking facilities, support for the Dulles Toll Road, widening Frying Pan Road, a study to redesign Spring Street, and widening Leesburg Pike to six lanes by December 2015.
3. Highlights of the recently passed Fiscal Year 2015 budget. Highlights include \$3.72 billion expenditures, a small rise in property taxes, no increase in personal property tax, and a small salary increase for public safety personnel. Commercial tax income remains flat, but a boom is expected when the Silver Line opens. Fairfax County is considering adding a meals tax similar to the Town of Herndon and other neighboring jurisdictions. The Board of Supervisors wants input from voters and will do a survey/study.
4. Metro Silver Line Phase 1 is almost complete, with four stations expected to open this summer.
5. New Federal legislation should keep tolls flat until 2018.
6. Studies are underway to make it easier to walk and bike to Metro.
7. Fairfax County will soon begin building a new fire station in Herndon. A temporary station will be built near the current station which will be demolished.

The new station will be built on the same lot. Construction is scheduled to start this fall.

8. There are no funds available for trail maintenance, but if a safety issue exists, call Supervisor Foust's office for assistance.
9. The streetlights on Dranesville Road will be having lower wattage lamps installed as requested by neighbors.
10. Herndon High School is scheduled for renovation in four years.
11. Ms. Phipps introduced Fairfax County Police Officer Chris Hayo who addressed homeowners' questions about neighborhood safety, crime prevention, and the alleged illegal activities at the basketball court. Officer Hayo made several recommendations including installing a surveillance system, lighting, calling the Reston police station (non-emergency number) for suspicious activity and providing a detailed description of all involved persons and vehicles, and contacting the school resource officer, Officer Wyatt at Herndon High School. If the police are provided detailed information on suspects they will follow-up. The Neighborhood Watch Program, managed by Officer Kate Defoe, was also recommended. We were advised that if we post our rules stating that the court was only available from sunup to sundown, and if anyone was there after sundown, we could call the police non-emergency number and they could cite the person with trespassing.
12. Ms. Phipps also discussed the need for more bike lanes, and reported that the County is looking to add bike lanes to facilitate riding to metro.

D. Homeowner Open Forum

Homeowners raised the following issues for discussion:

1. More discussion about Basketball court problems and solutions.
2. Trail maintenance issues.
3. Suggestion put add a ride sharing program to the KCC website.

E. Review and Approval of the Minutes of the Previous Monthly Meeting

Tyrone suggested some minor corrections to the March meeting minutes. The Board accepted the corrections, the Secretary will make them and resubmit. A motion to approve the amended minutes from the previous monthly meeting was made, seconded and passed.

F. Nomination of Officers

After a brief discussion, the President, Vice President, Secretary, and Treasurer agreed to retain their current positions for the next year.

G. Selection of Committee Chair Positions

The following committee chair appointments were agreed upon:

- Activities Committee – Tyrone
- Architectural Review Committee (ARC) - Jeff, Chair with support from Jared and other homeowners
- Communications Committee – Kate, Chair with support from Tim

- Landscape Committee – Jared
- Pool Committee – Tony
- Welcoming Committee - Kate

H. Old Business

Tim and Lisa provided an update on renovations to the pool house. It is about 80% complete including new flooring, wall repairs, painting, installation of new partitions, and front doorway. Installation of the cabinets, countertop and security system remains. NV Pools Co. has done a great job. It will be ready for opening day.

I. New Business

1. The Board made plans for the community barbeque on Saturday May 24th from 4:00 to 6:00 pm. We will plan food for 100 people, staying within the budget of \$400. The Swim Team was requested to bring their snow cone machine.
2. Kate wants to set up accounts for KCC on Facebook and Twitter. The Board agreed it was a good idea.
3. The Board authorized making a contribution to the Kingstream Kahunas Swim Team.
4. The Board reviewed the punch list submitted by NV Pools Co. regarding items recommended for the upcoming pool season. Morna warned that we may go over budget for pool items by the end of the year. About \$1,000 will be left after this expenditure. Lisa reported that the pool motor for the baby pool was defective and has been replaced. The Board discussed the use of rafts at the pool. The life guards are opposed to anything that blocks their view of the pool's bottom. Our rules state that only U.S. Coast Guard approved flotation devices are allowed, and the Board will enforce this rule.
5. Tony reported that he will be at the poolhouse this weekend for pool pass activation.
6. Tyrone and Frank recently attended a seminar on new State legislation effecting home owners' associations (HOAs). Tyrone reported that House Bill 291 provides HOAs with the ability to file legal action in court to have rules violations corrected. There are several required steps that if followed, enable HOAs to pursue the case in court and collect fines. It is important to note that whoever loses the case is responsible for all legal costs for *both* parties. Fortunately KCC has not had any cases that rise to this level.
House Bill 566 enables HOAs to charge late fees in addition to interest for delinquent homeowners' assessments. If the dues are over 60 days late, a late fee no more than 5% of the dues (current dues are \$480 per year) can be assessed. In addition, they can be charged interest as provided in our declarations.
HB550 states that if a homeowner requests access to a HOAs financial records, the HOA must comply within five days. None of these bills have a negative impact on KCC.
7. Follow ups from the annual meeting:
 - a. A homeowner expressed a desire to enable more homeowner input whenever the Board was considering raising the homeowners' dues. This same request was made at the 2013 Annual Meeting and the Board

took action to address the issue at the May 16, 2013 monthly meeting. A motion was made that the Board would make it a policy of notifying homeowners in advance of any Board meeting where they could provide input regarding a proposed dues increase.

- b. The issue of safety and liability for the new grills at the pool was raised. The Board sought input from our insurance provider before they were installed. We were assured that we are covered.
- c. Additional discussion ensued about crime at the basketball court.
- d. The Board discussed problems with trash cans at the tennis courts. It was decided to install one receptacle outside the tennis courts.

J. Management Report

1. Lisa reported on the lifeguard meeting this Sunday at 12:00 noon. Lisa will be there at 11:00 a.m. for pool sign-ups and the lifeguard meeting.
2. Lisa reported on the status of dues collections. To date, 42 homeowners have not yet paid. They have been sent reminder letters.
3. Lisa reported on various landscaping issues including high grass at the entry to Sugarland Valley Drive. This area is owned and maintained by Fairfax County, which does not have sufficient maintenance funding.
4. The annual audit is in progress.

K. Treasurer Report

Morna reported on all accounts.

L. Committee Reports

1. ARC reports there is one outstanding application.
2. Activities/Social. Plans are coming together for the Memorial Day barbeque.
3. Landscape. Tony proposed a neighborhood clean-up project for Whiele Avenue between Cassia Drive and Dranesville Road. The Board will consider this at a later meeting.
4. Communication. Kate wants to set up accounts for KCC on Facebook and Twitter.
5. Welcoming. No report.
6. Pool. Tony has the Swim Team schedule for this year. He commented that other communities are cancelling their swim team programs and that since fewer HOAs are dropping out of the Herndon league, we may be asked to host more events next year. The Board has set a limit on the number of events allowed and will hold to that level.

M. Adjourn

A motion was made, seconded and approved to adjourn the meeting at 9:36 p.m.

Submitted by Jim Talbert, Secretary