

**Kingstream Community Council
Minutes of the July 20, 2017 Meeting**

Public Version

Attendance	
Board Members	Present
Frank Shaffer, President	Yes
Tyrone Yee, Vice President	Yes
Tony DeMattia, Secretary	Yes
Scott Graff, Co-Treasurer	Yes
Mike Wei, Architecture Committee	Yes
Elanna Weinstein Co-Treasurer	Yes
Steve Fast, Pool Committee	Yes
Kate Keifer, Activities & Communications Committee	No
Ken Neuman, Landscape	Yes
Other Attendees	
Lisa Cornaire, Management	Yes

A. Call to Order

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

B. Approval of Agenda

A motion to approve agenda as outlined was made, seconded and all members in attendance approved.

C. Homeowners Open Forum

Nothing brought up.

D. Review and Approval of the Minutes

The April minutes were revised and approved to include more detail on the homeowner's open forum at the annual meeting. The June meeting minutes were approved as well

E. Old Business

1. Trail repairs: KCC Trail county deed research results per County web site: Trails deeded to KCC on county web site are Trail # 1,2,3,4,7,8,11 and 12. Trails 5 and 5A not deeded to KCC. There are questions regarding the property lines between KCC and Fairfax County Park Authority where trails 5, 5a, and 6 intersect as well as at 9 &10. Trails 9 & 10 deeded to KCC but are in question due to potential storm water management requirements by the county. The County is researching deed/maintenance requirements.

2. Upcoming reserve study expenditures for 2017 & 2018:

- a. \$28,000 trail repairs
- b. \$36,000 Eddyspark playground replacement – The board voted 7-0 to approve cleaning of the Eddyspark playground and postpone the replacement of the playground.
- c. \$19,000 color coat for tennis courts and basketball courts – The board voted 7-0 to postpone the color coating of the tennis and basketball courts.

3. Tree Work Update: Reston Tree removed 28 trees plus stump grinding for the price of 22 trees. There are approximately 10-12 additional trees flagged to be removed in the winter (November

timeframe). There are 4 trees on the Sugarland trail (western end of trail) that need to be removed (November timeframe). Landscape budget for 2017 is \$9,000 with \$6500 spent to date.

F. New Business

1. Eagle Scout Project (Ryan Terrell):

Phase 1: Eddyspark Playground cleanup; mulch playground, power wash playground and border, install landscape fabric, mulch area next to playground (3 inches), stain borders of playground and replace one 16' 6X6 timber. Board reviewed Franks Lawn Quote \$450 for removal of remaining brush at Eddyspark playground board approved 7-0.

Phase 2: Pool Area near trail: remove rocks from surface area, rebuild drainage area with rocks, plant 2 new trees (Crepe Myrtle) and plant ground cover.

The board approved \$1200 for trees, ground cover, landscape fabric and stones, Vote 7-0. The board also approved \$100 for cookout for participants. Vote 7-0.

G. Management Report

1. Monitor in Pool office is broken and replaced with old monitor that Lisa was able to bring in.
2. Water Pool usage back down to pre-2015 rates, Sewer refund from Fairfax County Water Authority is being challenged – more to come on this at a later date.
3. Car parked in pool parking lot for 4 days and nights straight being investigated.
4. Two accounts were turned over to the Attorneys for non-payment of dues.

H. Committee Reports

1. Architecture – On track for review and approvals. ARC Software web site not currently accessible due to recent software updates.
2. Activities/Social – Adults only pool party is now scheduled Aug 5, Saturday.
3. Landscape – Kingstream playground fungus cleaned. Play ground sprayed for weeds. VDOT replacing storm drains in neighborhood.
4. Communication – No report.
5. Welcoming. No report.
6. Pool –
 - a. Monitoring of water usage continues.
 - b. Swim team finished the year out with 40-50 kids.
 - c. Camera 4 of 8 not working. Scott Graff to investigate.

The board approved a request from Jeff Albanus for UMC pool party Sunday August 27th for up to 25 teens with 3-6 adults supervising waiving guidelines for pool party. Vote 7-0.

I. Treasury Report:

1. Submission of budget requests to Scott Graff required for September budget prep work.

J. Adjourn

Meeting was adjourned at 8:45 PM.

Submitted by Tony DeMattia