

Approved MINUTES
Carisbrooke HOA
Board of Directors Meeting
21691 Knolls Hill Square
Ashburn, VA 20147
November 18, 2010

BOARD MEMBERS PRESENT:

- Aaron Dudek, V.P.; Carol Joseph, Treasurer; Michael Schimmel, Secretary; Michael Simmons, Member at Large
- Staff Members: Audra Wallace, Community Manager, PMP

BOARD MEMBERS ABSENT:

Kim McComas, President.

CALL TO ORDER:

Aaron Dudek called the meeting to order at 7:20pm.

APPROVAL OF MINUTES:

Carol Joseph made a MOTION to accept the October 21, 2010 minutes. Michael Simmons SECONDED the motion. The motion (BOD-1110A) was APPROVED (4-0-0).

FINANCIALS:

Michael Schimmel asked Audra to transfer \$20K from the HOA Money Market account to the HOA ING account.

2011 BUDGET:

- The Board reviewed the proposed 2011 budget line item by line item, making adjustments as needed. Changes included reducing the amount budgeted for late fees by \$1000 and reducing the amount budgeted for legal fees. The Board will review the revised budget and be ready to discuss and vote on the budget at a meeting to be scheduled for Monday November 29 or Tuesday November 30.
- Audra will check to see if the pump is still at the pool and if so, change the locks.
- Aaron requested that Audra find out what the cost would be to have the developer's proffer changed so that some of the 133 trees could be re-located.
- Audra will check into buying new lamp shades or lamps for the clubhouse.

EXECUTIVE SESSION:

At 8:41pm, Michael Schimmel made a MOTION to enter Executive Session for the purpose of discussing delinquencies.

Executive Session ended at 8:49pm in a motion made by Michael Schimmel.

ADJOURN:

The meeting was adjourned at 9:01pm in a MOTION made by Michael Schimmel.

Respectfully submitted,

Michael Schimmel, Secretary
Board of Trustees
Carisbrooke Association
Joyce L. Cimbalista, Recording Secretary

Date