

Highlands Community Association
Annual Members Meeting September 29, 2014
At the Highlands Country Club

Meeting Called to Order:

Mr. Matt Cullather, President, call the Annual Meeting to order at 7:00 PM. Directors present were Mr. Scott Claus, Vice President, Mr. Brian Davis, Secretary and Mr. Terry Petze, Treasurer. Mr. Cullather introduced the members of the Board of Directors and the Manager, Ms. Martha Yeager.

A Quorum and Proof of Notice of the Meeting were certified.

Community Members Present:

Members who addressed the meeting included: Mr. Cullather, Ms. Yeager, and Mr. Emerson.

Approval of the Minutes:

Minutes of the previous Annual Meeting were presented to the attendees. Mr. Cullather moved that the minutes be approved. Mr. Claus seconded the motion. The motion passed unanimously.

Reports:

The Developer's Report:

The Developer reported that the MacLachlan and Sundial areas have been opened for new construction with approximately 80 lots available in the new areas. Work has begun on the Lake Margaret area with 50 lots under development for 55+ age owners.

The lots in Sundial which back up on to Nash Road will have new landscaping installed to reduce noise and visibility from Nash Road.

Engineering work has begun on new areas to be opened during 2016.

The President's Report:

Mr. Cullather thanked all the members of the Community who had volunteered during the previous year and stressed the need for new volunteers to step forward to help serve the Community. He pointed out the addition of a new entrance sign at the entrance at Eastfair and Woodpecker Roads. He also pointed out the efforts the new editor of the community directory which have resulted in a new community directory having been published.

The Board looked into the feasibility of having a single trash collection company for the Community, however the effort has been tabled for the time being as most competitors have been purchased by County Waste. The vultures have returned. The USDA and Virginia agencies will again conduct mitigation efforts to move the vultures to another area. Mr. Cullather reminded residents that complaints about odors and noise from the landfill are best presented directly to Shoosmith, and said the Board would do all it could to mitigate the situation.

The Treasurer's Report:

Mr. Petze reported that the numbers balance. The Community had the funds to upgrade the entrance at Eastfair and Woodpecker Roads. Mr. Petze reported that there would be no increase in the homeowners' assessment in 2015. The budget forecast for 2015 will allow some additional additions to the livability of the neighborhoods.

The Grounds Committee Report:

The members of the Grounds Committee were introduced. Accomplishments included:

1. New entrance sign at Eastfair and Woodpecker.
2. Mulching on Eastfair.
3. New landscaping in the vicinity of the Clubhouse and Golf Shop with the developer assisting with the cost.
4. Removal of dead limbs on Cypress trees on Eastfair.
5. Removal of the Bradford Pear trees in the entrances and replacement with new plantings.

Elections – Part I:

Mr. Cullather briefed the election for Board membership. There is one open 3 year seat up for election this year. There are three nominations for the position. Mr. Scott Claus, Mr. Ed Ring and Ms. Taylor Lee-Stokes each addressed the meeting. There were no nominations from the floor. Ballots were distributed and then collected for counting.

Volunteer of the Year Presentation:

The Volunteer of the Year award was presented to Mr. Lacy Gray for his work on the Grounds Committee.

Member Voice:

During the counting of the ballots, Mr. Cullather addressed the membership and answered questions from the floor.

A member mentioned that the size of the deer herd in the Highlands seemed to be increasing. USDA has been contacted in an effort to address reducing the size of the herd in the neighborhood.

It was noted that the dock on the lake is in need of repair. Mr. Cullather indicated that the Board would address repairs during the next Board meeting.

A member asked if additional speed limit signs could be placed on Eastfair due to the increase in traffic since the opening of the Woodpecker Road entrance. The Management Company will discuss the issue with VDOT.

Elections – Part II:

The counting of the ballots resulting in Mr. Scott Claus being elected to a three year term on the Board of Directors of the Association.

Adjournment:

At 8:06 PM the meeting was adjourned by acclimation.

Respectfully submitted:

Brian K. Davis

Secretary, Highlands Community Association Board of Directors

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