

BR Madison Home Owner's Association
Annual Meeting
November 15, 2021 19:00 at the Loudoun County Sheriff's Department

Jennifer Deming – President
Kathy Davidson – Vice President
Keith Grayshon - Treasurer
Randy Rhoads – Member at Large
Tim Sawyer – Secretary
Lisa Cornaire – Spectrum Property Management LLC

Homeowners Present:

Sara Coffman
Arlan Morse
Toni Body
Edna Rucker
Kate Rhoads
Mark Majewski

Homeowners by Proxy:

Metz 20687 Citation Dr
Coppola 42889 Bold Forbes Ct
Munsey 20781 Cross Timber Dr
Harrington 20674 Citation Dr
Maloney 20764 Cross Timber Dr
Degi 20793 Cross Timber Dr

Jenn made a motion at 19:00 to start meeting.

Open Forum

Sara Coffman read from a document she prepared to address the board on several topics.

Approval of prior year's minutes. A motion was made to accept the minutes made by Kathy and second by Jenn. All were in favor.

Highlights of the activities of the past year were:

Replacement of dead plants and removal of declining trees. In 2021 four (4) homes sold. New mulch and rubber mats under swings and slide were added to the playground. Community-wide inspections in April. Continued efforts to use the Gmail account, message from the trash company is posted and emailed to homeowners.

Upcoming items highlighted were:

Coupon books coming out in December, dues will need to go up for the first time in nearly a decade. The HOA month fees to go from \$60 per month to \$66 and quarterly from \$180 to \$198. The increase is effective January 1, 2022. The Board is considering amending the Declaration for more flexible signage rules, currently only real estate signs are allowed. Continue with the ARB applications for home improvements.

Election for Board seat – Kathy Davidson was elected

End of the annual meeting at 19:25.