

**HAMPTON FOREST HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MONTHLY MEETING**

January 30, 2008

Members Present:	Bill Heilman	President
	John Eldred	Vice President
	Bill Towcimak	Secretary
	Steven Gonzalez	Member at Large
Members Absent:	Andy Kalnins	Treasurer
Others Present:	Shirley Klocek	Property Manager, Cardinal Management Group
	Sarah Wright	Board Recorder

I. Call to Order:

Bill Heilman called the meeting to order at 7:03 pm, noting the presence of quorum.

II. Community Forum

Homeowners and Board discussed the dam issues. The engineer from Fairfax County was not present. Bill Heilman discussed the issues to assembled homeowners, explaining that in a catastrophic event, the water in the lake will rise to the road. Homeowners spoke about compliance with state laws, and whether the county could use eminent domain to come in and do whatever they deem necessary. A tentative County visit is scheduled for the February board meeting.

III. Approval of Minutes

Minutes from November reviewed by Board and Management. Three corrections, where Bill Heilman's name should be replaced with Bill Towcimak were noted.

Bill Towcimak motioned to approve the minutes of November 28, 2007 as amended. Steven Gonzalez seconded. Passed unanimously.

IV. Management Report

A. Administrative

- Management presented the financial statement and general ledger of income and expenses through December 31, 2007.

B. Contracts

- Swart, LaLande & Associates is no longer auditing for homeowners associations. Hampton Forest will need a new auditing company. Management presented proposal from Goldklang, Cavanaugh & Associates, and the Board opted to wait for Andy Kalnins to make any decisions.

C. Maintenance and Grounds

- Professional Grounds completed the drainage correction along Chalkstone Court. Professional Grounds will return in the Spring to seed and restraw the area.
- ValleyCrest removed the dead trees near Braddock road, installing replacement trees.

D. Miscellaneous

- Board and Management discussed giving a donation to the swim team for distributing the community directory.

John Eldred motioned to donate funds as requested to the swim team; Bill Towcimak seconded. Passed unanimously.

V. Unfinished Business

- Board and Management discussed delaying assessments due in January to February. In order to do this, attorneys will need to revise the collection policy. Management is investigating before any decisions will be made by Board.

VI. New Business

No new business discussed.

VII. Executive Session

Bill Towcimak motioned that the Board go into Executive Session at 8:36 pm. John Eldred seconded. Passed unanimously.

John Eldred motioned to close Executive Session at 9:13 pm, and reconvene the regular Monthly Board Meeting. Steven Gonzalez seconded. Passed unanimously.

VIII. Adjourn

Bill Towcimak motioned to adjourn at 9:14 pm. John Eldred seconded. The motion was seconded unanimously.

Respectfully submitted,

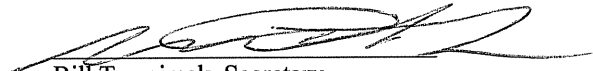
Sarah Wright

February 22, 2008

Sarah Wright, Board Recorder

Date

Approved:



Bill Towcimak, Secretary

22 Feb 08
