

Olney Oaks Single Family Homeowners Association  
Annual Meeting

700pm Wednesday 17 January 2007

Meeting called to order at 715 by John Flynn

- Officer Heidrich provided a crime update:
  - Drug activity has been reported between 1:30 and 4:30 am on Headwaters Lane. Police need help from the community: provide tag numbers, report the activity while it is happening, provide descriptions of the people and/or cars
  - Paintball is not allowed per county code. Offenders are likely to receive a warning for a first offence.
  - Trail bike and ATV activity along power lines is trespassing. Help the police by providing tag numbers or names of offending individuals.
  - Police are very understaffed for the 60+ square miles that they cover
  - Report all suspicious activity to 911 or 301-279-8000
- 2006 Annual Meeting Minutes approved unanimously by the community
- Treasurer report:
  - Majority of dues continue to support main HOA purpose of common ground maintenance
  - Common ground is not taxed by the county therefore not maintained by the county
  - Misc grounds budget is \$4,000 this year, which is about \$1,600 less than last year due to less scheduled maintenance projects.
  - Resurfacing of paths and tot lot replacement are part of the capitol replacement fund
  - All check payments require two signatures
  - 2006 books have been reviewed and approved by an independent auditor
- Homeowner at the meeting reports that the levee repairs near the pavilion have resulted in increased water problems for his home. Board of Directors will investigate
- HOA Board has worked with the county to correct various water problems:
  - County is expected to do significant work on the dam behind Darnell Dr. This will result in slower water flow through the dam to reduce downstream erosion. No risk to area homes is expected but residents should be aware there will be more water at the dam during storms.
  - Board continues to work with the county to have the stream crossing at Queen Elizabeth and Shallowbrook corrected
- GOCA & Bowie Mill development site: OOSFHOA residents should contact Barbara Falcigno with any questions
- The Board is responsible for common ground maintenance. If any dead or diseased trees on common ground are a threat to safety or property report them to the board of directors.

- No problems with the new townhouse parking rules have been reported since their enforcement in May 2006
- Community comments:
  - Fox population in the area is rising – small pets and children should be watched
  - Board should investigate the cost of county leaf pickup for the community and report back to the community
  - Residents are interested in dates for the Verizon FIOS TV availability. This will be posted to the HOA web page once it is known
  - Residents are concerned about the county's willingness to follow through on the promise of tree trimming on Morningwood and Headwaters. If the county fails to do the work again, are residents left paying the bill themselves? Homeowners are not liable for the trees located between the sidewalk and street. They are part of the state forest and the county has said it will really trim them this year.
  - How can the board help to encourage residents to improve the visual appearance of the community? Please post a note in the spring newsletter about "big blue bins", commercial vehicles, litter, trailers, etc
  - HOA should coordinate a community clean up to remove litter in common areas. Consider getting Giant or other local store to sponsor and provide refreshments to participants.
- The nine Board of directors for 2007 elected to include: Ed Oswald, Mark Wheeler, Jay Feinberg, Barbara Falcigno, Dennis Bourque, Marc Meltzer, Dick Harris, Michael Maines, Marc Smith