



HILLCREST

AT SAFFOLD WAY

BOARD OF DIRECTORS MEETING

September 12, 2023 | 8:00pm | Zoom only

Minutes

Members Attending: Ben, Harvey, Rick, Fritz, Amir (Alexandra is absent)

Residents Attending: Fatimah (11172)

- Meeting called to order at 8:00 PM
- Minutes of 11 July 2023 meeting reviewed and approved
- Resident Comments/Concerns: None received.
- OLD BUSINESS**
- Dues Update (Rick)
 - Late dues: 2 still owe dues from last year as well as this year's dues, 4 others have not yet paid all dues for this year (2023). Two owe all dues for 2023 and 2 others owe a total of \$750.00.
 - Letters have been sent to all 6 of these owners re: dues owed
 - Ben asked Rick if we are moving to foreclosure on these owners given new policy that we will no longer wait 2 full years of late dues before beginning foreclosure proceedings. Rick will send all info on late dues to Ben so that can move forward.
- Legal Update (Ben). Nothing to report
- Ben has not followed up with Blade Runners about their payment to support the picnic.
- Amir updated upcoming work on curb cuts and curb/parking stripes repainting
 - Curb cut work started today (11 July) and will finish tomorrow
 - Invoice has been processed for payment. Actual invoice is slightly more than estimate due to cuts being ADA compliant which requires more gradual grade requiring more concrete.
 - Curb & Stripe repainting is next.
 - Power washing curbs will be done on 27 September, no vehicle removing necessary
 - All painting will then happen on 03 October and all vehicles must be out of Saffold Way and there will be no deliveries that day. Rick and Amir will draft and send out notices to all residents plus Amir will print notices to be handed out to each home plus our sandwich boards will be put out to remind people.
 - Amir asked about budget to do sidewalk work this year and after discussion Rick and Amir recommended we hold off until next year to do sidewalk work and do it throughout the cluster at that time.
 - Amir will get contractor in before end of October to seal all the cracks in the roadway. Amir's cost estimate is less than \$3,000.00 to do the sealing and the board voted unanimously to approve that expenditure up to \$3,000.00.
- Stormwater runoff.
 - Runoff by 11100 is to be addressed as part of our current Stormwater Remediation Plan (SRP) but no time frame for that work has been identified yet.

- Re: runoff by 11064, a solution needs to be developed for behind that home and added back to the long term SRP. Drain issue in front of the house is an owner problem. Issues on the side of the house will require work by the cluster plus some effort by the owner.
- Amir proposed that he and Rick look at drainage issues throughout the cluster and propose a plan to the Board, Amir thinks that can be done by the end of November.
- Rick updates re: unoccupied homes on Saffold Way. As previously mentioned, outside of 11031 has been cleaned up due to Reston Association efforts, as has the overgrown yard at 11151. There are other issues to be addressed for 11151 and the RA Board meets within the next few weeks to address those issues. RA reports that they have no jurisdiction over 11058 as the dues for that property are all paid up and current.
- Rick — Board inspections of all HCA homes and schedule for those inspections will be discussed at the October meeting.
- Fritz — Re: a new basketball goal. This pends a plan by the board for implementing the height adjusting goal suggested by one owner. Fritz’ inspection of the existing goal revealed that it is in pretty bad shape and should be replaced. Fritz is charged to research adjustable goals to replace the existing goal, including appropriate heights based on ages using it plus any safety issues and get a cost for a new adjustable goal including installation.
- Rick re; additional financial update. Revenue from dues is currently 1%over existing budget with about \$9,000.00 still to be collected. Expenditures are running under budget for trash services, tree maintenance and snow removal. Web maintenance and the picnic were overages for the budget but overall we are doing well with no issues and there will be carryover for other 2023 projects.
- Trash Update (Alexandra) — No report; Alexandra absent.
- Parking/Vehicles Update (Alexandra) — No report

NEW BUSINESS

- Ben — re: HCA board member elections
 - Three positions are up for elections. Fritz’ position is up and Fritz intends to run for election. The vacant position is up for election and One other position.
 - Appointments for Rick and Harvey are to run through the end of 2024 so those 2 positions plus Ben and Amir’s positions, which end in 2025, are not up for election.
- Open Discussion
 - Rick and Amir opened a discussion re: sight lines along main Saffold Way, i.e. ability to see approaching traffic when exiting the first two cup de sacs. After some discussion including reviewing the suggestion by one owner to add stop signs at the first 2 cup de sacs, it was determined that we would get the bushes trimmed more closely and again, publish a note about speeding and the risks that raises for all drivers and pedestrians on Saffold Way.
 - Discussion of action required for trees near 11088 where tree roots are impeding getting a new patio done in the back of that house. Ben will go through this with Reston Tree Experts and if there are no more pressing tree issues and there are funds in the 2023 budget, we will get 2 trees taken down here.
 - Rick raised railroad ties border in Upper Bridges area. The current ties are rotting and unsightly but not unsafe. Estimate of about 180 linear feet of ties to replace them all and all may not need to be replaced. Rick will get an estimate for this.
 - Harvey updated all re: the Legal Webinar in July and its possible impact on HCA. Discussion gained agreement by all that we need to get legal advice on total impact of the changes presented at the Webinar. Ben will take the information to HCA legal counsel for their evaluation and advice.
 - Fritz asked if anyone had previously raised possibility of treatment at playgrounds for mosquitos and other bugs. The cluster in previous years did contract for such services and

they did not work. All residents, especially those near the playgrounds, should make certain that anything in yards that catches and holds water is turned over or removed to avoid standing water for mosquitos to breed and grow in.

- Harvey raised Cluster Cleanup. Before the October meeting he will propose a date and budget estimate, plus a list of projects to be discussed at the October meeting.
- Adjourn
 - Meeting was adjourned at 9:30 PM
- Next Meeting:
 - Next meeting will be at 8:00pm, Tuesday, 14 November 2023
- **SUMMARIZED ACTION ITEMS:**
 - **Ben — Receive information on owners with late dues from Rick and forward on to Legal Counsel for appropriate action. Follow up with Blade Runners re: their payment in support of the picnic. Get with Reston Tree Experts re: fall tree work to be scheduled and accomplished in 2023.**
 - **Amir — Get contractor estimate and schedule roadway crack sealing before end of 2023 within approved \$3K budget. Work with Rick to update Stormwater Remediation Plan and Schedule for HCA. Also, work with Rick re: estimate for 2024 sidewalk work.**
 - **Rick — Work with Amir on Stormwater Remediation Plan and sidewalk work. Provide information on owners with late dues to Ben. Develop proposed schedule for beginning neighborhood/home inspections this fall. Receive input from all board members and develop first draft of proposed budget for 2024 to review at October meeting.**
 - **Harvey — Develop projects, budget and date proposed for Fall 2023 Cluster Cleanup.**
 - **Alexandra — Contact American Trash and get from them their proposed 1-year contract modification for the period June 2023 - May 2024 with new service schedule and rates and forward to the board members for consideration and then discussion at the September Board meeting. Also ask American Trash for their proposal for a new 5-year contract beginning in June 2024. Work with Rick to finalize the schedule for RFP - Proposal - Decision - Award of new 5-year contracts. Walk the remaining half of the cluster for vehicle/parking issues. Follow up on getting the small “4-way” signs replaced. Reach out to American regarding getting a communal trash can at the basketball court and how to enable it being emptied weekly when they pick up trash.**
 - **Fritz — Research adjustable basketball goals and develop cost estimate including installation for 2024 budget and discussion at October meeting.**