

**CROSSPOINTE SWIM & RACQUET, INC.
MINUTES OF THE BOARD OF TRUSTEES MEETING**

Zoom Meeting

September 8, 2021

I. ATTENDEES

Board of Trustees Members Present: Howard Kaufer, President; Larry Rice, Vice President; John Cewe, Treasurer; Patricia Ciarlo, Secretary; Randy Cotten, Trustee; Andrew Haskins, Trustee; Brian Riley, Trustee; Hayden Shea, Trustee; and Alan Sullivan, Trustee.

Others present: Heather McDevitt, FirstService Residential (FSR); and Billie Kay Denbo, Recording Secretary, On the Record.

II. CALL TO ORDER

Mr. Rice called the September 8, 2021, Crosspointe Swim & Racquet, Inc. Board of Trustees (Board) meeting to order at 7:00 p.m., noting the presence of a quorum.

III. NATIONWIDE INSURANCE PRESENTATION:

Ms. Cathy Powell and Mr. Wilton Elmore, Nationwide Insurance, reviewed and discussed with the Board the Association's annual insurance premiums to include a cost evaluation for the Directors and Officers Policy, the Workmen's Compensation Policy, the Property/Liability/Crime Policy. She stated that she will provide the final costs for the umbrella policy as soon as she receives them from the underwriter.

Mr. Rice stated that he has requested the information and cost for event insurance.

IV. RESIDENT TIME

Mariah Shea – Ms. Shea thanked the Board for their approval to hold the “Meet the Committees” Event.

V. SECRETARY'S REPORT

BOT Minutes of August 11, 2021

By unanimous consent, the Crosspointe Swim & Racquet, Inc. Board of Trustees approved the August 11, 2021, BOT Meeting minutes as amended.

VI. FINANCIAL STATEMENTS:

The Board and management reviewed and discussed the financial statements for the period ending July 31, 2021, to include the income, expenses, and delinquencies. Mr. Cewe stated that currently the 2021 budget has a surplus.

By unanimous consent, the Crosspointe Swim & Racquet, Inc. Board of Trustees accepted the July 31, 2021, financial statements as presented.

On the Record

VII. COMMITTEE REPORTS

Architectural Review Board (ARB)

The Board received the April 5, 2021, ARB meeting minutes.

ARB

The Board received the April 28, 2021, ARB Special Session meeting minutes.

ARB

The Board received the May 3, 2021, ARB meeting minutes.

ARB

The Board received the June 6, 2021, ARB meeting minutes.

ARB

The Board received the July 12, 2021, ARB meeting minutes.

Budget & Finance Committee (B&FC)

The Board received the 3rd Qtr.-July 29, 2021, B&F Committee meeting minutes.

Social Committee

The Board received the August 17, 2021, Social Committee draft meeting minutes.

Communications Committee

The Board received the July 12, 2021, Communications Committee draft meeting minutes.

Pool Committee

The Board received the August 3, 2021, Pool Committee draft meeting minutes.

VIII. NEW BUSINESS

Request to Use the Community Center for a Non-Profit Group – The Board and management reviewed and discussed the request to use the community center for a non-profit organization's meeting on Monday, October 18, 2021, and a waiver of the \$40 per hour rental fee.

MOTION was made by Mr. Riley and seconded by Mr. Haskins to approve the request for the National Charity League to use the community center on Monday, October 18, 2021, 6:30 p.m. to 8:00 p.m. with the rental fee being waived and with the group cleaning the community center after use. The motion passed unanimously (8-0-0).

Pool Furniture – The Board and management reviewed and discussed the contract proposal for pool furniture refurbishing.

MOTION was made by Mr. Cewe and seconded by Mr. Riley to accept the August 18, 2021, Crescent Crafts East, Inc. contract proposal to refurbish pool furniture with the cost not to

exceed \$7,100, and to be paid from the Pool Furniture budget. The motion passed unanimously (8-0-0).

Master Gardener Event – Ms. Ellen Peterson discussed with the Board and management the Fairfax County Master Gardener Association (FCMGA) and she proposed a pilot program and scheduling an event at Crosspointe.

ACTION: Ms. Betsy Cotten, Social Committee, will coordinate the Master Gardener event with the Fall Harvest Festival at Crosspointe.

Social Events for 2021 – Ms. Betsy Cotten discussed with the Board and management the proposed 2021 Social Committee events.

Art & Sip and Wine Tasting, to include the budget for these events.

MOTION was made by Mr. Shea and seconded by Mr. Haskins to approve two Social Committee events, Art & Sip with the budget of \$1150 and Wine Tasting with a budget of \$500. The motion passed unanimously (8-0-0).

Harvest Fall Festival on October 9, 2021, to include food trucks, crafts, cider truck, and music. Volunteers will be recognized at this event.

ACTION: The Board requested management to notify Crystal Aquatics to not winterize the pool houses until after the Fall Event.

MOTION was made by Mr. Shea and seconded by Mr. Haskins to approve the Fall Harvest Festival to be organized by the Social Committee, with a budget of \$3,000. The motion passed unanimously (8-0-0).

[Mr. Kaufer arrived at 8:15 p.m.]

Halloween Parade on October 30, 2021.

Turkey Trot – Thanksgiving Fun Run to be scheduled.

Winter Festival/Decorating Contest – December 11, 2021, details will be provided

Nationwide Insurance Policy Renewal – Mr. Rice reviewed the insurance details with Mr. Kaufer who has joined the meeting.

Vote for insurance renewal is tabled until after the Board receives the final quotes to include the Umbrella Policy from Ms. Powell.

Budget & Finance Committee's Investment Policy Resolution – Table to the October 2021 meeting.

Portable Basketball Hoops – The Board and management discussed the current portable basketball hoop policy, the policy leniency during the pandemic, and if the current policy should be enforced or revised/changed. They also discussed a community survey.

ACTION: The Board requested Ms. McDevitt to draft for the Board’s review an article for the *Chronicle*, email blast, website, and the unofficial Facebook page, to explain the current basketball hoops policy and that the Board is considering making changes and asking for the community’s feedback.

IX. MANAGEMENT

Contracts, Maintenance, and Operations Review – Ms. McDevitt reviewed and discussed the September 2021, monthly report, and updates with the Board.

X. EXECUTIVE SESSION

MOTION was made by Ms. Ciarlo and seconded by Mr. Haskins to convene into Executive Session at 9:22 p.m. to discuss legal and homeowner matters. The motion passed unanimously (9-0-0).

[Regular Session reconvened at 9:51 p.m.]

MOTION was made by Mr. Cewe and seconded by Ms. Ciarlo to deny the waiver request submitted by homeowner C5-BROC-8788-01. The motion passed unanimously (9-0-0).

MOTION was made by Mr. Cewe and seconded by Ms. Ciarlo to deny the waiver request submitted by homeowner C5-ARCR-8316-02. The motion passed unanimously (9-0-0).

MOTION was made by Mr. Cewe and seconded by Mr. Riley to grant the waiver request submitted by homeowner C5-ARCR-8335-02 with a total of \$108. The motion passed unanimously (9-0-0).

ACTION: The Board requested management to get a legal opinion in regards to the Halley Elementary School Gate and provide this to the Board.

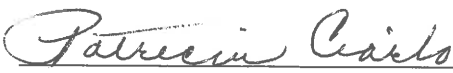
MOTION was made by Mr. Cewe and seconded by Mr. Haskins for the Board to seek legal advice in regards to easement research. The motion passed unanimously (9-0-0).

XI. AJOURNMENT

MOTION was made by Mr. Riley and seconded by Ms. Ciarlo to adjourn the September 8, 2021, Crosspointe Swim & Racquet, Inc. Board of Trustees Meeting at 9:59 p.m. The motion passed unanimously (9-0-0).

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Submitted by: Billie Kay Denbo, Recording Secretary, On the Record

Attested to: 
Patricia Ciarlo, Secretary