

**POWHATAN CROSSING HOMEOWNERS' ASSOCIATION**  
**2012 ANNUAL MEETING**  
**MEETING MINUTES**

The 2012 Powhatan Crossing Homeowners' Association Annual Meeting was held on Thursday, April 19, 2012 at Jamestown Presbyterian Church. President Chris Goddin called the meeting to order at 7:20 p.m. and Treasurer Susan Evans confirmed that a quorum was present.

The Board went over the Meeting Minutes from the 2011 Annual Meeting. There was no discussion and it was moved and seconded that the minutes be approved as written. The minutes were approved as written.

President Chris Goddin presented the year in review to the membership. Officers were voted in and new terms and expirations' were decided and are as follows:

- Roy Hartley (Vice President) & Jarrod Burke, term expires 2012
- Susan Evans (Treasurer) & Chris Harrison (Secretary), term expires 2013
- Chris Goddin (President) & Greg Haynes, term expires 2014

Mr. Goddin went over changes in PCHOA banking. The accounts (savings and checking) were moved from Bank of America to PNC Bank and a safe deposit box was added for property deeds.

Landscaping was the next topic of discussion. Bids were taken by the board to remove many of the dead, aging and storm damaged trees at the entrance to the neighborhood. Williams landscaping and design was awarded the contract to remove the trees and replant/redesign the entrance landscaping. Williams landscaping also upgraded the sprinkler system which was determined to have been leaking the prior season. A new backflow preventer was also installed to the system. The only current issue with the irrigation system is that JCSA needs to repair or replace their meter to the system because the valve is damaged.

Bids on lawn care to the common area and neighborhood entrance were also taken by the board. The service was awarded to Williams Landscaping and Design at a savings over the previous service from James River Grounds.

Mr. Goddin also went over that a committee had been formed (headed by Roy Hartley, PCHOA Vice President) to rewrite the Neighborhood bylaws. Items such as parking on the street and fine structures are being addressed.

There were only 3 formal complaints brought to the board in 2011. Two complaints were storm debris related, and the third was related to a broken down vehicle that has been removed.

Treasurer Susan Evans went over the expenditures for 2011 and the account balances as of December 31, 2011. She also went over the status of dues payments. Susan went on to present the Board Approved proposed 2012 budget. The proposed total revenue for 2012 is \$8075.00 while the proposed total expenditures from operations are \$8075.00. It was moved that the budget be approved and seconded with income and expenses balancing at \$8075.

Under new business, the Board went over plans to try and have the neighborhood sign moved up on the stone wall as the bottom of the sign is currently at grade. Its low lying placement is causing water damage to the bottom portion of the sign. A second sign was also discussed and will be investigated further by the board in the coming months. It was also brought to the boards' attention that new garland hooks need to be installed on the entrance sign for 2012. One of the most pressing issues that the board will address is that the drainage pipe on 4480 Powhatan Crossing that leads to the sediment retention pond has started to collapse. There is a sinkhole that has started to develop where the pipe is failing. James City County will be contacted to address/rectify the problem. The last item brought to the board's attention was the request of a neighborhood website or Facebook page.

The last order of new business was to elect 2 members to the board for the expired terms of Roy Hartley and Jarrod Burke. Roy Hartley sought reinstatement for an additional term and was subsequently elected to another term. Ruth Burke was elected to Jarrod Burke's vacancy. Their terms will expire in 2015.

A motion to adjourn was made and seconded at 8:22 p.m.