



## **MONTCLAIR PROPERTY OWNERS ASSOCIATION, INC.**

### **Board of Directors Meeting**

**April 9, 2025 at 6:30 P.M.**

**Hybrid Meeting – Virtual on Zoom, In-Person at MPOA Conference Room  
3561 Waterway Drive, Montclair, VA 22025**

### **AGENDA**

- I. Call to Order**
- II. Pledge of Allegiance**
- III. Speakers Time – Homeowner's Forum**  
*Two Minutes Per Speaker\**
- IV. Move to Recess and Convene in Executive (Closed) Session**

Motion: Mister President, I move that this meeting be recessed and the Board of Directors immediately reconvene in executive session to consider (i) personnel matters; (ii) consult with legal counsel; (iii) discuss and consider contracts, pending or probable litigation, and matters involving violations of the declaration or rules and regulations adopted pursuant to such declaration for which a member or his family members, tenants, guests, or other invitees are responsible; or (iv) discuss and consider the personal liability of members to the association, as provided for in Section 55.1-1816C of the Virginia Property Owners Association Act. \*

#### **TAB 1**

- V. Executive Session (Closed)**
  - a. Violation Hearings for Non-Respondent Homeowners
  - b. Violation Hearings for Respondent Homeowners
  - c. Abatement Violations
    - 1. Motion to File Injunctive Relief
    - 2. Motion to File Rule to Show Cause
  - d. Acceleration and Collection Turnover
  - e. Read File
- VI. Reconvene Open Session**
- VII. Consent Agenda**
- VIII. Set Agenda for Open Meeting**

#### **TAB 2**

- IX. Board Ratifications of Executive Session Items**
  - a. Violation Hearings for Non-Respondent Homeowners
  - b. Violation Hearings for Respondent Homeowners
  - c. Abatement Violations

1. Motion to File Injunctive Relief
2. Motion to File Rule to Show Cause
- d. Acceleration and Collection Turnover

**TAB 3**      **X.      Review and Approve Prior Meeting Minutes**  
*Minutes from March 12, 2025 Board of Directors Meeting*

**TAB 4**      **XI.      Unfinished Business**  
**TAB 5**      a. Annual Orientation Plan  
b. PIR for Retaining Wall – 15902 Moncure

**TAB 6**      **XII.      New Business**  
**TAB 7**      a. PIR for Stairs and Railing in RPA – 15454 Silvan Glen  
**TAB 8**      b. PIR for Railing in RPA – 15535 Yorktown Drive  
**TAB 9**      c. HVAC Service Contract  
**TAB 10**      d. Landscape Maintenance Contract for 16185 Sheffield  
**TAB 11**      e. Dog Park Erosion  
**TAB 12**      f. Second Addendum to FSR Management Agreement  
**TAB 13**      g. Friendly Notice Door Tags  
**TAB 14**      h. Final Election Report  
**TAB 15**      i. Committee Chair Appointments  
**TAB 16**      j. Management Committee Appointments  
**TAB 17**      k. Committee Member Appointments  
**TAB 18**      l. Discontinue Strategic Plan Ad-hoc Committee  
**TAB 19**      m. Discontinue Sub-Association Ad-hoc Committee  
n. Lions Club Drug Take Back Banner

**TAB 20**      **XIII.      Manager’s Report**

**TAB 21**      **XIV.      Officer’s Report**  
a. President  
b. 1<sup>st</sup> Vice President  
c. 2<sup>nd</sup> Vice President – Committees Coordinator  
d. Treasurer - Financial Report  
e. Secretary

**XV.      Director’s Comments**

**XVI.      Scheduled Meetings**  
Board of Directors meetings are on the second Wednesday of each month via Zoom.  
\*\* Please have all agenda items submitted by 5:00 p.m. on Monday the week before the meeting. \*\*

**XVII.      Adjournment**

**President may limit duplicate comments on same issue.**

**Prepared By:** Steven Levin - General Manager and Brian Proctor - President

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