

Ashcroft Neighborhood Association, Inc.
1990 Sassafras Circle
Charlottesville, Virginia 22911

Minutes of the Ashcroft Neighborhood Association (ANA) Meeting December 16, 200~~4~~4

Call To Order:

Ron Hoffman called the meeting to order at 7 PM at the ANA clubhouse. Present were John Fowler, Chip Harding, Shannon Mitchell, Will Paulsen, and Mike Shareck. Janie Hunter was absent.

Treasurer's Report:

John Fowler and Ron Hoffman reported that the transition continues to develop, moving the Association towards a more efficient treasury function. While some estimates for an audit have been received, more will be sought.

If you have questions, please contact John at jfowler37@earthlink.net.

Facilities Committee Report:

Chip Harding, having just received the check for the renewal of the Storage Shed, turned it over to John Fowler for deposit.

If you have questions, please contact Chip at harding@charlottesville.org.

Perimeter Land Committee Report:

Shannon reported that the next meeting in the series of the Pantops Planning Academy was held this past Saturday. She now has a copy of the VDOT 250 Study Report available for anyone who wants to read it.

Shannon also reported that many residents are concerned about the dangerous situation with the end of North Pantops near Westminster-Canterbury. Chip is working closely with the County officials to create a safe solution.

Ron Hoffman reported that he has been meeting with the County Greenways Coordinator to discuss the Pantops master plan and to address concerns with a walking, biking, and hiking path that connects Ashcroft to other trails and the Darden Towe Park. The county's studies show that such a trail decreases crime in neighborhoods, having more "eyes" watching the neighborhood, and that property values actually increase, since such a path is seen as a desirable amenity. Since the trail will be within the power line easement, no land within Ashcroft will be used.

If you have questions, please contact Shannon at smitchel@mail1.vcu.edu or Ron Hoffman at ron.hoffman@sun.com.

Ashcroft Website:

To date, 53 neighbors have signed on to the website and list-serve. For everyone who has a computer, all are encouraged to log on as soon as possible. For the Board Communication list-serve, send your e-mail as soon as possible to board-on@ashcroftonline.com, and for the Neighbor-to-Neighbor list-serve, send your e-mail to neighbor-on@ashcroftonline.com.

The minutes and other pertinent information are on the website, which can be visited anytime at www.ashcroftonline.com.

Property Management Study:

Will Paulsen reported that three companies have received requests for proposals to manage Ashcroft. When these proposals are reviewed, it is anticipated that an information meeting will be presented to the community at large.

The summary of the Board's discussion included the following:

With the community growing and yet less volunteers available, the need for a management company is essential. There is a need for the Board to move from taking all the responsibility of acting to becoming more advisory about the needed services provided. With conflicting internal issues, structures now aging, and higher turnover of Board members, a management company provides the steady and constant service needed. The Board will continue to explore the most effective and efficient change.

Please contact Will with questions or concerns at wilpaulsen@aol.com.

Mediation:

Ron and Mike continue to conclude the mediation goals and agreements.

Budget: The Board reviewed last year's budget and began to adjust the proposed budget for next year, focusing on staying within last year's total.

Adjournment:

The meeting was adjourned at 9 PM.

Submitted by:

Will Paulsen, Secretary.

**Ashcroft Neighborhood Association, Inc.
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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting November 30, 2004

Call To Order:

Ron Hoffman, President of the Board, called the meeting to order at 7 PM at the ANA clubhouse. Present were Chip Harding, Janie Hunter, Shannon Mitchell, Will Paulsen, and Mike Shareck.

Treasurer's Report:

Steve Fox, Treasurer, had e-mailed a copy of his report to the Board. The current total of checking and savings is \$126,2907.15, with current bills all paid.

A neighbor, John Fowler, has stepped forward, volunteering to be treasurer. The presiding officers unanimously elected John to that position. John is meeting with Steve to learn the procedures.

On behalf of the community, the Board heartily thanks Steve Fox for his extensive labors during his term, far beyond the call of most volunteer board members.

Ron is also coordinating the transition between Steve and John, and Ron will be working with John to improve the role of the Treasurer, such as electronic billing for HOA dues, electronic payment of ANA bills, and having an audit of financial records coinciding with the end of a treasurer's term. Ron has now secured signatory authority to sign checks as an emergency backup.

As always, your feedback is welcome. Please contact, and welcome, John Fowler at jfowler37@earthlink.net.

Property Management Study Committee:

Will Paulsen reported that, from the twenty-six management companies previously contacted, three have been selected who most likely matching up to our expectations. Each company will be reviewing our covenants, bylaws, and budget, and then preparing a proposal. Depending on the timing of the proposals received, the hope is that the community as a whole will be informed of these choices early next year.

Please e-mail Will at wilpaulsen@aol.com if you have ideas, information, or concerns.

Perimeter Land Committee Report:

Shannon reported that the County would be announcing shortly their recommendations for connecting roads, within our adjoining developments, especially Lego and Summit Ridge Trail to Franklin. The latest drawn map by Ashcroft West presents a very winding and circuitous road that joins Summit Ridge Trail to Franklin. It appears that there will not be connector roads unless all the roads meet the requirement of being public roads.

Shannon, Will, Ron, and several other neighbors continue to attend the Pantops Planning Academy, learning about the Pantops Master Plan. For more information see www.albemarle.org/pantops.

Please contact Shannon at smitchell@mail1.vcu.edu with your suggestions and concerns.

Mediation:

Ron Hoffman and Mike Shareck reported that the mediation meetings are continuing with Rick Beyer. Overall, closure is expected soon. It is anticipated that the conclusions of the mediation will be presented to the Board soon, and then to the whole community, in a public meeting, sometime early next year.

Facilities Committee Report:

Chip Harding reported that the recent painting work has now been completed and paid, as well as all other recent improvements reported previously. He also reported that Rick Beyer has generously offered some the services of some of his specialized work crews to do some maintenance. Rick has also agreed to renew his renting of the shed by the pond.

Please contact Chip at harding@charlottesville.org with suggestions or concerns.

Grounds, Maintenance, and Road Committee Report:

Janie Hunter reported that the trees damaging the clubhouse area have now been removed. Besides the installation of previously reported signs being completed, Janie requested, and the Board agreed, to the installation of some other streets also needing stop signs. Janie expressed thanks to Lincoln Lewis who has volunteered once again to help with the Exercise Room, and she thanked Kris Bean for offering to help with the grounds maintenance contract.

Please contact Janie at jghunter@adelphia.net with any other suggestions or concerns.

Ashcroft Website:

To date, thirty-eight neighbors have signed up for access to the neighborhood list-serve. All others are encouraged to do so. The Board minutes are currently being posted, as well as other items pertinent to Ashcroft owners.

It is the Board's intent to use this list-serve to improve communications and streamline the distribution of minutes. For example, effective January 2005, the minutes will be primarily posted to the Web site, with e-mail notification to those who have signed up, with paper copies only available by subscription. There will be more information provided about this subscription procedure in the near future.

There are two e-mail lists. One is Board Communications. This list provides the opportunity for not only the distribution of the minutes but also other items pertinent to Ashcroft residents, such as meeting announcements, safety issues, and special announcements. With this e-mail list, all residents can engage in discussions with the Board as well. To sign up, send an e-mail to board-on@ashcroftonline.com.

The other e-mail list is Neighbor-to-Neighbor. The purpose of this list is to provide a forum where Ashcroft residents can communicate with each other on any and all topics of interest, including announcement of social events, garage sales, missing pets, and so forth. Obviously, this e-mail list will be a primary means for the Social Committee to let everyone know about upcoming events in the neighborhood. To sign up, send an e-mail to neighbor-on@ashcroftonline.com.

You can also go directly to browse the neighborhood website at any time by visiting www.ashcroftonline.com.

The Board thanks Brian Chase for all his hard work at setting up this site and especially the list-serve at his expense and time.

The Board also thanks Lori Chapman for her faithful and supportive work in issuing yet another useful edition of the 2004-2005 Ashcroft Neighborhood Directory.

Your feedback is welcomed. Please contact Ron Hoffman at ron.hoffman@sun.com.

Adjournment:

The meeting was adjourned at 9 PM, and the next meeting was scheduled for 7 PM on December 16, 2004 at the ANA clubhouse.

Will Paulsen, Secretary

Ashcroft Neighborhood Association, Inc.
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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting October 20, 2004

Call To Order:

Ron Hoffman, President of the Board, called the meeting to order at 7 PM at the ANA clubhouse. Present were Janie Hunter, Shannon Mitchell, Chip Harding, Mike Sharek, and Will Paulsen. Steve Fox was not present.

Treasurer's Report:

Steve Fox had e-mailed a copy of his report to the Board. There are some bills yet outstanding, including B & C Construction, who is working on the clubhouse and immediate area, one more lawn care payment, and the State Farm Insurance bill. The current total of checking and savings is \$128,967.84.

Reminder: Steve Fox will be vacating his office as Treasurer in mid-December. Presently, no one has stepped forward to express interest in holding this office. Please ask yourself if you would like to offer your help as Treasurer! If yes, then, please contact Ron Hoffman at ron.hoffman@sun.com.

Property Management Study Committee:

Will Paulsen reported that he had contacted all twenty-six management companies listed in the Yellow Pages. He showed a proposal letter and a list of requirements to help select the best company. At this time about six firms will be further interviewed, regarding proposed contracts and services, which will hopefully be completed by the next Board meeting, and a special neighborhood meeting in early December is planned to announce results.

Ron reminded the Board that as of the present Board meeting that not one volunteer form had been returned with an offer from anyone to serve.

Please e-mail Will at wilpaulsen@aol.com if you have ideas, information, or concerns.

Perimeter Land Committee Report:

Shannon reported that a special meeting was held on September 29, 2004 at the ANA clubhouse, for all Ashcroft owners and neighbors, to learn about the Gazebo Place. Bill Fritz, from Albemarle County, explained the site plan and answered questions. The County has since denied the proposal to develop Gazebo Place. This denial is unlikely to be the end of the story. It is almost certain that either an appeal or a lawsuit may develop.

Regarding Ashcroft West, the Virginia Land Company has proposed joining their private roads with ours at Summit Trail Ridge. There also has been some talk about creating a possible second entrance to Ashcroft West by connecting to Route 20 via Franklin. Although greater access may be needed, concerns have been raised about excessive traffic from others using Ashcroft and Ashcroft West to bypass the heavy traffic at Route 250 on Pantops. The County has yet to announce its recommendation. The Perimeter Planning Committee will be exploring this sensitive issue more thoroughly as soon as possible.

Shannon, Will, Ron, and several other neighbors have been attending the Pantops Planning Academy, learning about the Pantops Master Plan. For more information see www.albemarle.org/pantops.

Please contact Shannon at smitchell@mail1.vcu.edu with your suggestions and concerns.

Mediation:

Ron and Mike Sharek reported they continue to meet with Rick Beyer. They hope to reach an agreement on all open issues regarding the long-term neighborhood plan within time for the January public meeting.

Facilities Committee Report:

Chip Harding provided the Board with a thorough update on the repairs being made to the clubhouse and surrounding area. Presently, about \$3750 has been spent on repairing, cleaning, and parking. In the springtime, it is anticipated that we will be resurfacing the tennis court and possibly painting the clubhouse exterior.

Please contact Chip at harding@charlottesville.org with suggestions or concerns.

Grounds, Maintenance, and Road Committee Report:

Janie Hunter reported that wooden posts, reflectors, and metal signs, as needed, would be installed as soon as possible. Our landscaping contractor will be leaf blowing and weeding near the clubhouse. Janie also reported that the treadmill has been repaired.

Please contact Janie at jhunter@albemarle.org with any other suggestions or concerns.

Ashcroft Website:

Ron met recently with Brian Chase regarding the proposed Ashcroft Web site, and both will be working on the design and testing. The purpose of the site will be to provide an easy access to Association documents, by-laws, and policies. Neighbors will be able to sign up for e-mail notices. For confidentiality, there will be no public listing of personal e-mail addresses, phone numbers, or names of family members.

New Business:

Ron reported he has received complaints regarding people driving over the speed limit, tailgating, and not stopping fully at the stop signs. Once again, the whole Board is asking that all drivers, owners and guests, practice safe driving. Stop at the stop signs, do not exceed the speed limit in Ashcroft, and keep a respectful and safe distance from the car in front of you.

Ron also reported that he had been asked to discuss with the County to develop a walking and biking path from Ashcroft to the Darden Towe Park and the Rivanna Trails. The County will research the possibilities and will speak with neighbors to address concerns.

The meeting was adjourned at 9 PM, and the next meeting was scheduled for 7 PM on November 30, 2004 at the ANA clubhouse.

Will Paulsen, Secretary

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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting Sept. 15, 2004

1.1 Call To Order:

- Ron Hoffman, President of the Board, called this special meeting to order at 7 PM at the ANA clubhouse. Present were Shannon Mitchell, Will Paulsen, Janie Hunter, and Mike Shareck. Chip Harding and Steve Fox were not present.

2.1 Treasurer's Report:

- Steve Fox, reporting by e-mail, provided the Board with an Assets and Liabilities Statement, effective as of September 14, 2004, and a Cash Flow statement. Overall, all bills have been paid, and all accounts are up-to-date.
- Steve's term expires on December 31, 2004. Please contact Ron, hoffmanr2@earthlink.net, if you are interested in being the ANA treasurer.

5.1 Facilities Committee Report:

- Chip Harding reported by e-mail that estimates will be requested for painting the clubhouse and area as needed, and that tree removal is being planned along the retaining wall at the clubhouse.
- Please contact Chip at otiscp9@aol.com with suggestions or concerns.

6.1 Grounds, Maintenance, and Road Committee Report:

- Janie Hunter reported that there will be a follow-up with the landscaping service regarding cleaning paths and the tennis court area, pruning trees, and weeding around the pool.
- Replacement stop signs, other needed signs and reflectors have been ordered, for an October installation.
- Please contact Janie at jghunter@adelphia.net with suggestions and concerns.

9.1 Perimeter Land Committee Report:

- Shannon Mitchell reported that the County has not received revised proposals for the Lake Ridge and Ashcroft West subdivisions.
- Shannon also reported that she, Ron, and some neighbors met with County planners regarding the proposed Gazebo Plaza shopping center of 37.5 acres, at the intersection of Route 250 and Hansen's Mountain Road. This development will be as large as Albemarle Square, with estimates of 10,000 car trips a day. The Board has prepared a letter of concern to the County.
- Shannon announced that there will be a special meeting at the ANA clubhouse for all Ashcroft neighbors on Wednesday, September 29, 2004, at 7:30 PM, to provide information only about the Gazebo Plaza project. Bill Fritz, Chief of current development for Albemarle County will be present to explain the plan.
- Shannon also announced that there will be a Pantops Planning Academy, open to the public, over the next several months ahead. Please see the announcements in the local papers for details and at www.albemarle.org/pantops.
- Please contact Shannon at smitchel@mail1.vcu.edu with suggestions and concerns.

10.1 Old Business:

- Ron reported that he and Mike Shareck are continuing the mediation with Liberty Land.

11.1 New Business:

- Shannon announced that Brian Chase's Ashcroft Website will be available as a list-serve site to facilitate neighborhood information. If you have ideas, suggestions, or concerns, please e-mail Shannon at smitchel@mail1.vcu.edu.
- Will Paulsen is reviewing the services and costs of various property management companies, by direct contact and through recommendations by realtor friends. Please e-mail Will at wilpaulsen@aol.com if you have ideas, information, or concerns.
- The meeting was adjourned at 9 PM, and the next meeting was scheduled for 7 PM on October 28, 2004.

Will Paulsen, Secretary

Ashcroft Neighborhood Association, Inc.
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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting August 19, 2004

1.1 Call To Order:

- Ron Hoffman, President of the Board, called the meeting to order at 7 PM at the ANA clubhouse. Others present were Shannon Mitchell, Janie Hunter, Dave Slawson, Will Paulsen, and Chip Harding. Steve Fox could not be present.

2.1 Treasurer's Report:

- Steve Fox had e-mailed that all dues have now been collected and that all bills have been paid to date.

3.1 Selection of New Board Members and Committee Chairs:

- Will Paulsen agreed to serve as Secretary. Janie Hunter agreed to chair the Grounds, Maintenance, and Roads Committee; Chip Harding agreed to chair the Facilities Committee; and Will Paulsen agreed to chair the Management Study Committee.

6.1 Grounds, Maintenance, and Road Committee Report: Ron Hoffman reported the following:

- The contract has now been reviewed with the landscaper.

10.1 Old Business: Ron Hoffman reported the following:

- Ron reported that he and Mike Shareck are continuing in mediation with Rick Beyer.

11.1 New Business:

- Ron reviewed the needed roles of the Committees and the assignments for each Chair. He announced that a questionnaire would be developed in the near future to help assess interest within the community for anyone to participate on committees.
- The meeting was adjourned at 9 PM, and the next meeting was scheduled for 7 PM on September 23, 2004 at the ANA clubhouse.

Will Paulsen, Secretary

Ashcroft Neighborhood Association, Inc.
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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting July 15, 2004

1.1 Call To Order:

- Ron Hoffman, Vice President of the Board, called the meeting to order at 7 PM at the ANA clubhouse. Others present were Shannon Mitchell, Janie Hunter, Nancy Healy, and Mike Shareck. Dave Slawson and Steve Fox could not be present.

2.1 Treasurer's Report:

- Steve Fox had e-mailed that all but one dues had been collected and that all other fiscal matters were current.

3.1 Election of New Board Members and Resignations:

- An election of officers occurred, as follows: Ron Hoffman, President; Shannon Mitchell, Vice President; and Janie Hunter, Acting Secretary. Steve Fox will continue as Treasurer.
- Nancy Healy and Dave Slawson, having expressed concerns that they could not continue because of either family or professional obligations, asked to be relieved of their duties.
- Chip Harding and Will Paulsen were unanimously voted to fill the two vacancies.

6.1 Grounds, Maintenance, and Road Committee Report: Ron Hoffman reported the following:

- The contract will be reviewed with the groundskeeper, regarding compliance, especially concerning the area around the pond.

9.1 Perimeter Land Committee Report: Shannon Mitchell reported on the following:

- Ashcroft West has been confirmed to have access to our neighborhood by connecting with Summit Ridge Trail at Lego Drive.
- Lake Ridge, a fairly dense development, will be located on property behind the area of our pond and that it will likely be

within view of some homes on Birch Lane, Hickory Lane, and Tremont.

- Please e-mail Shannon if you have more information or concerns at smitchell@mail1.vcu.

10.1 Old Business: Ron Hoffman reported the following:

- Both Ron and Mike Shareck are continuing in mediation with Rick Beyer.

11.1 New Business:

- Nancy Healy agreed to develop a questionnaire addressing neighborhood concerns that would help in developing committees and soliciting help in serving.
- A Management Study Committee was created to study possible local businesses to manage ANA.
- Our neighbors, Emily Umiberger and Pradeep Rajagopalan will be celebrating their marriage at the home of Norman Brenbridge on September 18, 2004. Every effort will be made to handle the flow of traffic and parking by providing a shuttle service for their guests, and the sound of music will cease at 10 PM. ANA congratulates both Emily and Pradeep on their pending marriage and thanks them for their consideration of their neighbors.
- The meeting was adjourned at 9 PM, and the next meeting was scheduled for 7 PM on August 19, 2004 at the ANA clubhouse.

Janie Hunter, Acting Secretary.

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Minutes of the Ashcroft Neighborhood Association (ANA) Meeting June 24, 2004

1.1 Call to order and welcome of new neighbors. Jeanine Wolanski, President of the Board, called the meeting to order at 7:35 pm at the ANA clubhouse. Board members Lisa Lockwood and Ron Hoffman were present. Steve Fox, Treasurer, was also present. Bob Kirkpatrick and Laura Hoffman, both new residents from North Pantops Drive, were welcomed to the neighborhood.

2.1 Treasurer's Report. Steve Fox reported the following (see attached 2004 Budget & Actual Expenditures Report):

- Dues collection is almost at 100%; all delinquent parties have been sent reminder notices for remittance.
- No new initial assessments have been collected in 2004.
- All bills are paid to date.
- No new professional fees have been incurred in 2004.
- The pool payroll has not yet been paid.
- Upcoming capital expenses include the replacement of the pool pump motor and purchase of a new basketball goal.

3.1 Election of new Board members.

- Janie Hunter, Shannon Mitchell and Dave Slawson were unanimously voted in to fill the three open positions on the Board. Lisa Lockwood and Jeanine Wolanski have completed their terms on the Board. Steve Fox is also stepping down from the Board but will continue as treasurer until the end of this year. All three new Board members bring many years of experience living in the neighborhood. Congratulations to all!
- The election of officers for the new Board will take place at the next Board of Directors meeting.

4.1 Architectural Review Committee Report. Stu Gardiner reported on the following:

- Thanks all homeowners for their continued use of the Architectural Review form. The turn around time on most applications is only 3-4 days. Please contact Stu Gardiner or Cheryl Duke for application forms.
- Good communication with Rick Beyer on all new house plans. Rick is working with the committee on requested modifications.

- Locust Shade Lane homes will be set closer to the road due to septic field requirements. The cul-de-sac at the end of Locust Shade will have a grass circle in the center that will be maintained by the homeowners on the cul-de-sac. The grass circle design was selected because the slope requirements for a standard cul-de-sac could not be met.
- There is one vacancy on the ARC; anyone interested please contact Stu Gardiner.
- ARC activities June 1 through June 18, 2004:
 - New Application Approvals:
 - 2015 North Pantops – color change to gutters and garage doors.
 - 2260 Ridgeway – install retaining wall.
 - 2135 North Pantops – replacement of roof.
 - 60 Birch – replace siding and change house color.
 - Lot 109 – new house plans and exterior materials and colors.
 - Lot 244 – change exterior colors.

5.1 Facilities Committee report. Jeanine Wolanski reported on the following:

- The pool is going well with the guarding staff. The pool pump motor has been replaced and the waterfall should start working. Many homeowners have commented that the pool is too green; the pool contractor has stated that there has not been enough sun for the chemicals to kick in. The pool is tested daily and the chlorine levels are within safe limits. With the recent string of sunny days, the pool is looking clearer.
- The Board has approved a new basketball hoop for full court play. The hoop is on back order and all those interested in helping in the installation should contact Tom Wolanski.
- Mary Jean Thiele presented her information on the elliptical exercise machine that boasts a low impact workout. The cost of this new machine is in the neighborhood of \$4,100 plus installation. The Board is trying to gauge the neighborhood support for this type of equipment by asking all interested parties to contact Mary Jean @ 977-4285. Based on the demand and required space to house this equipment the Board will better be able to make a decision.
- All power washing has been completed around the clubhouse. The Board is looking into having the railings around the upper picnic area repainted. The surface of the tennis courts have also been cleaned, hopefully this will improve the playing surface.
- The Board is in the process of hiring a contractor to clean up the overgrown landscaping around the pool and remove the grass area

on the deck to create more seating space. Once the grass area is removed, it will be filled with concrete at a later date.

6.1 Grounds, Maintenance, and Road Committee report. Jeanine Wolanski reported on the following:

- The Board is still in the process of replacing street signs for Tremont Road, Walnut Lane, and North Pantops. Please contact Nancy Healy with any other requests.
- Three reflective poles were knocked down on Tremont due to wood rot. The Board is looking into replacing them with an alternative material.
- Dave Slawson is checking into the expenses associated with clearing a trail to the pond.
- Ron Hoffman will continue to follow-up with our new landscaper, Greg Davis, to insure that all missed mowed common areas are taken care of. Please contact Ron with any concerns.
- The Board is asking all homeowners to cut back all shrubbery that is blocking the line of sight on our roadways, particularly along Tremont Lane. Many homeowners have expressed concerns over these hazardous situations. The county was notified of the fallen tree on the corner of Lego and Hansen Mountain and has since been trimmed back.
- Repaving of North Pantops and Walnut Lane will be done next year at a cost of approximately \$42,000.
- Another discussion concerning the landslide area along Meadow Crossing has concluded that this area needs to be readdressed during the site review process in 2-3 years when that area is developed.

7.1 Social Committee Report.

- Back in May, approximately 50-60 residents enjoyed the great music of the Boomerangs; Many thanks to our neighbors and friends for putting on a great show. Hope to hear from them again soon!
- Thanks to the Social Committee and Mary Jean Thiele, the 4th of July picnic was a great success! In the future, please respond in a timelier manner to the Social committee so that they can better plan for our events.

8.1 Neighborhood Watch Report.

- It appears that the car break-ins on April 15th were a one-time event; no new information has been reported to the police.

9.1 Perimeter land Committee Report. Lauri Wilson reported on the following:

- Concerned neighbors have raised some questions about the slope and dimensions of the emergency access road that has been placed on Westminster property at the foot of North Pantops Drive. Mr. Hinnant, Chief Executive at Westminster, has assured us that the road was part of the initial plan submitted to the county and was reviewed by all departments including Fire and Rescue. The Fire Chief's Office has been contacted to perform a site inspection of the new access road. Lauri Wilson will receive a written report from their representative as to the findings.
- Eckerd's Drug, located across from Liberty Gas Station, has received final approval.
- Another bank is slated to be placed between Aunt Sarah's and Eckerd Drug.
- Several days following the semiannual meeting, the Board received notice from the county regarding a planned residential project that would adjoin Ashcroft property. The residential project will be developed by Dr. Hurt/Virginia Land Co. The county notification indicated that 26 lots would be built along the ridgeline and will have access to Lego Drive. The access point would be at the west end of Summit Ridge Rd. There is supposedly an agreement in the Ashcroft deed allowing this parcel to become part of Ashcroft proper and have road access. We are researching this further along with continued communication with the County Planning Department. There are also another 108 lots being developed by Dr. Hurt on the lower portion of acreage that will have road access through Franklin and Fontana, not Ashcroft.
- Shannon Mitchell, newly elected Board member, will be the point person for all communications regarding the county on the above matters. Lauri Wilson, Nancy Healy and Janie Hunter are also serving on the newly formed Perimeter Land Committee. If you have any interest in serving on the Perimeter Land Committee, please email Shannon ~ <mailto:smithcel@mail1vcu.edu>.

10.1 Old Business.

- The Board and R.L. Beyer Mediation Update:
 - Jeanine, Ron and Mike are representing the neighborhood in all mediation dialogs and have all signed confidentiality clauses.
 - They have met with R.L. Beyer two times with lawyers and two times in private meetings concerning the initial assessment and ARC issues.
 - Ron Hoffman has stated that the mediation is going well and that we are on a good path to peacefully resolving our differences hopefully by the end of the summer. The Board

will issue a communication to the neighborhood with legal documentation at the conclusion of the mediation.

- Mr. Nichols, the developer of Fontana, has accepted the Board's request of \$5,000 for the water line easement through Ashcroft to serve the final phase of the Fontana development. He will be giving a two-week notification prior to commencing work and will be responsible for returning the area back to its natural state.
- Linda Webb presented her findings on a single trash hauler for the neighborhood. She contacted over six trash haulers with only three returning bids (see-attached documents). The Board is taking this information under advisement and would like to thank Linda for her research.

11.1 New Business.

- The Board is looking into property management options due to the growth of the neighborhood and the busy lifestyles that do not allow many Board members/volunteers the time for the general day-to-day problems/maintenance. The property management group would field all service calls, maintain all contracts, negotiate contracts from a pool of well-established contractors, and provide budget and year-end documentation and a host of other services.
- Please contact Linda Webb if you are interested in a group garage sale this fall.
- The Board would like to thank Jeanine Wolanski, Steve Fox and Lisa Lockwood for their time and effort serving the Board.
- The meeting was adjourned at 9:05.

Lisa Lockwood, Ashcroft Board Secretary.