

**MILESTONE HOMEOWNERS ASSOCIATION**  
**Board of Directors Meeting**  
**January 4, 2021 – 7:00PM**  
**Meeting was held by video/telecon.**

Board Members Present: Mike Johnson, President  
Gerald Schmidt, Vice President  
Romain Tweedy, Treasurer  
Rajesh Sreedharan, Secretary  
Raman Veda, Member at Large  
James Halton, Member at Large  
Mahendra Pandey, Member at Large

Management Present: Laura Etchison, Community Manager

Recording Secretary: Terry Cromwell

Others Present: Nine homeowners were present on the video call.

Laura E announced that the meeting is being recorded. She requested everyone on the call please mute their microphones unless they are speaking.

**Owner Forum**

Mr. James Fort announced he would be moving out of the community to Florida. Mike J thanked him for his service on the Board and helping in the community.

Ms. Gray asked what the HOA fees are for 2021 and will the HOA be giving a discount if you prepay the dues. Laura E stated the dues remained the same (\$54.00 per month) and if you prepay the entire year by January 30, 2021 you do receive a discount of 3%.

**Call to Order**

Mike J called the meeting to order at 7:15pm.

**Approval of the December 2020 Board of Directors Meeting Minutes**

*James H made a motion to approve the December 7, 2020 meeting minutes as written, Rajesh S seconded the motion, all were in favor.*

**Financial Report**

Laura E gave an overview of the November 2020 financials which were included in the Board packet and available on line through Vantaca. She stated that the Association saved a lot of money this year mainly due to the pool opening late due to COVID-19. There were no questions voiced regarding the financials.

**Management Report**

Laura E stated that all 2021 contracts have been signed and forwarded to the vendors. This is mainly due to the fact that in August when they worked on the budget for the Association, they also worked on all the contracts for 2021. Ms. Duley has stopped inspections for the year but has had to go to the community to do spot inspections on a case-by-case basis. The regular inspections will begin again in late March or early April.

**Action/Discussion Items**

## 2021 Goals & Objectives

Mike J asked Laura E if she had heard back from the county regarding the trees in the community. Laura E stated no she has not heard from them but did send a certified letter hoping that would get their attention. She will forward a copy of the letter to the Board.

Mike J asked if Laura E had received proposals for the LED lighting in the community. Currently she has one proposal and is waiting for one from Kolb Electric and PSE.

Laura E stated the draft audit for 2019 has been signed and returned to the Auditor.

Owner Dennis St. James asked what the status is on the walkway at 12309 Milestone Manor. Laura E stated a notice was sent to the owner giving him a date that the walkway had to be removed. She will follow up with the owner.

A comment was made about sex offenders residing in the neighborhood; information may be obtained at [www.dpscs.state.md.us](http://www.dpscs.state.md.us).

Mr. Caplan stated he appreciates all the Board does to keep the community safe.

Mike J requested Laura E write up a protocol and present it to the Board regarding criteria for removing/replacing community trees. Laura E stated that focusing on the community trees is one of her main goals for 2021. When writing up the protocol the main objectives will be 1) determine who owns/is responsible for maintaining the trees. 2) determine the severity of needing to replace the tree, is it a hazard to residents in the community and 3) the Board will be responsible for deciding if trees that are removed would be replaced. Laura E would like to get with PGC and at least one Board member to discuss the tree proposal they presented to them for \$79,000 in 2019, she feels the county may be responsible for many of the trees. James H asked if she could try to expedite the questions to the county regarding the trees especially the ones that could be hazardous. Laura E has already sent them a certified letter but will try to contact them by phone, she also is going to request PGC update the 2019 proposal and check to see if they have any contacts at the county level. Laura E would like to develop a five-year plan for tree removal/replacement.

Also, in 2021 Laura E would like to focus on the paths throughout the community. She feels the specs need to be updated for repair/replacement of the asphalt. The pool parking lot is also in need of some work. Laura E will contact a few contractors to give their opinion on if the paths and parking lot need sealed or replaced. Mike J asked if PGC could edge the path due to the grass encroaching on the path. Laura E will request a quote from them but is concerned it might be cost prohibitive. James H stated some areas of the path have sunken but once paved properly there should be a more defined border which will make the path more aesthetically pleasing. Laura E stated her time frame will be to get bids in the early spring and complete the work in the summer. Laura E and James H will work together on the timeline and specs for the project.

## Committee Reports

There were no committee reports.

## Adjournment

The Board meeting adjourned at 7:50 PM.

Respectfully submitted by Terry Cromwell