

**CABOTS POINT CLUSTER ASSOCIATION
BOARD OF DIRECTORS' MEETING**

January 16, 2018

A meeting of the CPCA Board was called to order by President John Norton at the home of John Hills on January 16, 2018. Attending were Board Members John Norton, Steve Cristofar, John Hills, and Cary Caley. Mike Norvell was also in attendance.

New Business

- **Winter Dredging.** Mike Norvell had comments to introduce the meeting. He noted that the dredging will be done in Lake Thoreau (not Lake Audubon as previously thought. Mike asked had previously asked Larry Butler about the drainage between Cabots Point and Owls Cove; there are no plans to do anything to improve that drainage. Mike expressed concern that during rains the water flow is very high. However, noted that his boat and dock were acting as a breakwater for the water protecting the shore. Noted that the stream going up the hill between the two neighborhoods is very deep in some places. Mike asked if the Board could make a request to Reston Association.
- **Residing of Home.** Mike Norvell noted his house had recently been resided, but added that they paid a 20% surcharge due to the increase in the cost of Cedar import tariff from Canada. Was happy with the work from Euroclean.
- **Reston Density Increase Proposal.** Mike talked about the proposal to triple Reston's population. There is a group drawing up a counter proposal. Proposal includes high-rises along South Lakes and in the Town Center. Two meetings are scheduled in March and April. He encouraged residents to attend upcoming public hearings.
 - April 5 - Planning commission public hearing
 - May 15, Board of supervisors public hearing

Old Business

- Minutes from December 13, 2017 were approved as proposed. John N. added a proposed amendment to thank Jill and Mike Norvell for the decorating the Cluster signs during the holidays. Steve moved accept the minutes as amended.

Treasurer's Report

- 18 dues payments received, including the home which recently foreclosed. Steve noted there had been a lot of work done on the home.
- The Cluster finances are in good shape. As of the end of November there is \$25,927 in the checking, and \$115,400 in the Reserve Fund.
- Budget calls - Ground budget was approved in the last budget meeting, which introduced an increase of \$2,400 over the previous year's budget to \$22,735. Snow plowing budget remains unchanged from previous year.
- To date the Cluster has spent approximately \$50k out of \$66k budgeted. Have remaining fixed expenses of grounds \$1,700 per month and trash \$700 per month, so Steve expects to spend approximately another \$7k this year, bringing it up to \$57k.

- Cluster has paid some legal and licensing fees. The largest additional expense would be if we get additional snows. John N. added that \$5k allocated to sidewalks and roads had not been spent.

Ground Supervisor's Report

- Kate was not available for grounds report.

Road Sidewalk and Homes

- Boat Docks

- There are still three mini-docks available. Contact a Board member if you are interested.

- Mailboxes

- John H. contacted Jake the handyman who performed repairs for all mailboxes in the cluster. Final price was \$265 for the work, plus the cost of replacement flags.

- Snow

- There have been several small snows / ices which the snow vendor has applied ice melt and sand. John H. has been approving work as recommended, however its been difficult with the small snows in extremely cold weather.

- Standards

- Steve reached out to RA, who has agreed to scan the Cabots Point binder to get the latest RA approved standards for our Cluster. The Board intends to reevaluate the handbook to see if there is an opportunity to simplify and update the Cluster Handbook based on the RA version.

- Social - None.
- Next Meeting – John Norton's house on Tuesday, Feb. 20, 2018
- New Business: None.

Meeting was adjourned at 7:42 pm.

Minutes Submitted by John Hills