

Forest Glen Station Homeowner's Association
Executive Board Meeting
March 12, 2007

I. Call to Order. The meeting was called to order by the President, Catherine Bocskor, at 7:33 P.M. The meeting was held at Montgomery Hills Baptist Church, at the corner of Georgia Ave. and Forest Glen Rd.

Board Members Present: Catherine Bocskor, President; Kevin Covert, Vice President; Allen Feuer, Treasurer; Francis O'Donnell, Secretary; and Charles Ehrlich. **Others Present:** Rodney Rudd, Ron Maccado (CMI), Adam Pagnucco (guest speaker).

Approval of Minutes of Last Meeting. The Board approved the minutes from the meeting of February 12.

II. Officer/Committee Reports.

A. Budget Committee: Mr. Feuer had no new information pertaining to the budget. The snow removal bills were discussed later (below). Snow was removed from the neighborhood on two occasions.

B. Covenants Committee. Birgit Mitchell sent a report for the Committee. At the last Board meeting, the Board had referred to the Committee the issue about a homeowner's landscaping. The Committee asked that the Board send a regular letter, asking the homeowner to submit a landscaping plan. The Board agreed to resend the same letter as had been sent earlier.

C. Landscaping and Grounds Committee. Mr. Hughes told the President that he had talked to Mr. Ambrogi of A&W Landscaping about the snow removal complaints. He said he will have a Committee meeting about planning for a clean up of the forest retention areas.

D. Parking and Safety Committee. No new items except as below.

III. Open Forum. Mr. Rudd raised a question that was covered in discussion described below.

IV. Adam Pagnucco – Crossing Georgia Committee. Mr. Pagnucco is active in the Crossing Georgia Committee and the Forest Estates Community Association which represents the community where he lives (north and east of the intersection of Georgia Ave. and Forest Glen Rd). His association has been trying since 2003 to clean up Georgia Ave (mainly trash). After two children crossing Georgia Ave. were hit by cars, his group began asking politicians about a tunnel under the intersection. A number of politicians (county, state delegate, and county council) have committed to it, so CrossingGeorgia.com was started. Unresolved is what portions of the cost will be borne by the county and the state. A tunnel would cost about \$10.6 million, going NE to SW. Costs of the recently completed pedestrian bridge were split 60-40. A second related issue is a study of the intersection. When the study gets started, he will invite us to be involved. A third issue is left turn lanes at the intersection. The worst accidents have involved people trying to turn left toward Holy Cross Hospital, with several fatal accidents. A fourth issue is the proposed housing development on the current Metro parking lot. His association has not taken a position. 130 – 200 town houses would be built and a multilevel garage would replace all of the current parking places. Cost of the garage would be \$3-5 million. A Request for Proposals in 2006 got 3 developers interested. At a meeting where draft plans were presented, the plans would have entrances to the new housing from the west. WMATA did not like that. A zoning change will be necessary because the area is zoned for single family homes. He also described alternatives for a new Metro entrance on the East side of Georgia Ave. The Board expressed interest in participating and volunteered Ms. Bocskor as point of contact. The HOA would be interested in planning for the tunnel, right turns onto Georgia Ave., and the left turn lanes. A tunnel will likely take years to be built. The President invited Mr. Pagnucco to keep us informed.

V. New Business.

A. Snow Removal Complaints. President noted that there had been several complaints via email. At least one resident slipped on the ice and her keys fell into the storm drain. The Police and Fire Department asked why the sidewalks had not been shoveled in front of the MPDUs. The snow removal workers had been very slow to respond, so the snow froze, making the removal more difficult. Bills received so far did not cover the bigger storm. (They were \$2,218.50 for February 2, 6, and 7 and \$1,987.50 for January 21. Other complaints covered the plowing of snow to the end of the alleys, blocking residents' egress from their homes. Mr. Hughes helped shovel away the snow to aid one resident. Mr. Hughes had spoken to Mr. Ambrogi about the problems.

B. Parking & Safety Items. These had to do with the sink hole on Clark Court. A resident called this to the attention of the Vice President. Board members inspected the hole. The Washington Suburban Sanitary Commission sent inspectors who determined that there was a sewer leak, fixed the leak, and put temporary filling in the hole and temporary paving above. The final fix will come after the weather improves. The resident also wanted to know where property lines were. County records and plans may not be a source of a clear answer. The President said that a judge's decision might be the deciding factor.

Mr. Feuer noted that a panel in the tot lot has broken away and must be replaced. He asked Mr. Maccado to look at it.

C. Condominium Roof Repair. A resident had tried to contact Centex and CMI over weekend. On Tuesday, Mr. Maccado got the message and tried to coordinate with contractor. Subsequently, the resident said that the roof has been fixed but that the attic needs to be inspected for water damage. The President noted that resident should take it up with condominium board.

VI. Old Business.

A. Landscaping Issues – Covenants Committee Follow-Up. Already covered above.

B. Sidewalk Extension for Kimball Place – Montgomery County action. A hearing will be held on March 20th at 3:30 PM in Rockville. The HOA has already sent letters supporting it.

C. Metro Gate Sign. The committee approved a sign with the words "Keep Gate Locked at All Times." Cost will be about \$27. Sign will be 12 x 6 inches.

VII. Appointment of Committee Chairpersons. The Board approved the appointment of the following Committee Chairs: Parking and Safety - Rodney Rudd; Covenants - Birgit Mitchell and Doug Keeton; Grounds and Landscaping – Vincent Hughes. Matt McKelvey agreed to chair the block party committee. The Board still lacks a Chair for the Newsletter and Social Committee.

VIII. Next Meetings: The next meeting will be on April 9, 2007 at 7:30 PM, at the same location. All HOA members are encouraged to attend. Subsequent meetings are scheduled for May 14, and June 11.

The meeting adjourned at 8:45 P.M.

Respectfully submitted,

Francis L. O'Donnell
Secretary