

# **GUM SPRINGS GLEN TENANT COUNCIL**

## **BYLAWS**

### **ARTICLE I – NAME AND ADDRESS**

The Association shall be known as Gum Springs Glen Tenant Council (Council). The address for the transaction of business of the Association shall be established and maintained at a location determined by the Council. Any such location shall be within the Gum Springs community.

### **ARTICLE II – PURPOSE**

The purpose of the Council is to:

- a. Improve the quality of life for the residents who reside at the Gum Springs Glen, a 60-unit senior housing complex owned by Fairfax County.
- b. Promote the interests of and help provide safe and habitable living conditions for residents of Gum Springs Glen.
- c. Act as a liaison between Gum Springs Glen management/administration and resident members to assure adequate maintenance of all units and common areas.
- d. Work in collaboration with Gum Springs Glen management/administration and/or security unit to establish and maintain security in and around the housing complex.
- e. Work with Gum Springs Glen management/administration to promote programs within Gum Springs Glen which will provide improved educational, recreational, and social service opportunities for Gum Springs Glen residents; and
- f. Inform residents of their rights and responsibilities under existing federal, state, and local law, as well as under these bylaws

### **ARTICLE III – MEMBERSHIP**

*Membership:* Membership in the Council shall include any person whose name appears on the lease of a unit in the Gum Springs Glen Senior Housing complex and at least 55-years (55) years of age.

*Dues:* There shall be no initiation fee for membership. Dues will be the same amount as the New Gum Springs Civic Association (Civic Association).

*Voting:* Any residents whose name appear on the lease of a unit in the Gum Springs Glen senior housing complex at least 55-years of age is eligible to vote on any matter presented before the Council.

The privilege for voting on issues and during meetings of the Council shall extend only to members who have paid their dues and are in good standing.

*Revocation:* Residential change from Gum Springs Glen as defined in the Membership paragraph above shall automatically revoke membership. However, if the resident move to another residence within the boundaries of Gum Springs may continue to be a member of the Civic Association.

## **Article IV – Meetings**

- a. *Regular Council meetings:* Will be held in conjunction with the Civic Association meetings and shall be open to all residents residing in a unit at Gum Springs Glen.
- b. *Special meetings:* Any tenant may contact the Civic Association at any time to request a special meeting. The Civic Association will attempt to resolve the reason for a call meeting. If unsuccessful, the Civic Association will provide written notice including the agenda at least forty-eight (48) hours prior to the meeting to Gum Springs Glen management for printing and distribution to each unit, at each common door and near the common mailbox in a visible area.
- c. *Notices:* Notice of all regular monthly meetings together with an agenda or topic of the meeting shall be posted on the Civic Association community website ([www.ngsca.org](http://www.ngsca.org)) at least ten (10) days in advance of meeting. eNews may also send out a meeting notice to Gum Springs Glen subscribers. The Civic Association will also provide a page on the community website exclusively for Gum Springs Glen.
- d. *Place and time of meeting:* Meetings shall be held at the same location as Civic Association meetings unless announced otherwise.
- e. *Quorum:* The Civic Association quorum will constitute a quorum for the Council.
- f. *Attendance:* A record of all those attending the meeting shall be kept on record.

## **ARTICLE V – REPRESENTATION**

Gum Springs Glen is a part of the Gum Springs community and members of the New Gum Springs Civic Association (Civic Association). Therefore, Gum Springs Glen will be represented by the Civic Association who are elected by members of the Gum Springs community. Residents of Gum Springs Glen are eligible to be elected to officer positions in the Civic Association by Civic Association members. The Civic Association will have the responsibility to: a) manage the affairs of the Council; b) conduct its business; and c) consult and inform the residents of Gum Springs Glen Spring via Gum Springs Glen management about matters affecting Gum Springs Glen.

## **ARTICLE VI- BYLAWS**

- a. These bylaws may be adopted and shall become effective, and the Council established by a simple majority of those present and voting at its organizing meeting.
- b. These bylaws may be amended by a simple majority of those present and voting at a regularly called meeting; and
- c. This tenant Council may be dissolved by two-thirds majority vote of the members represented at a regularly called meeting.

***Approved and reaffirmed at the organizing tenant Council meeting on August 20, 2021 and September 10, 2021.***