



**Southern Village Homeowners Association  
Manager's Report  
July 31, 2017**

**Financials**

As always, monthly financials are posted on the community website. Also, Tara & Jerry continue to meet each month to review the financials. They will start working on the 2018 budget next month.

**Work Orders**

Since the last report 2 work orders were opened & 3 work orders were closed.

**Landscaping**

Ruppert continues summer maintenance on the common areas in the community. Please remember as the heat rises and rainfall decreases, it may not be necessary to mow each week. Ruppert will visit the site and make a determination at that time, making sure that Patsy is aware of their decision.

Pyramid Landscape is now servicing the townhomes and courtyard homes. They are working diligently to catch up and take care of small projects that were left undone. They will visit the site weekly and address all areas that need attention.

Please remember that for all properties, with the extreme heat in the late afternoon, crews may get pulled off early but will return on an alternate day (this is for safety reasons).

**Contract Bidding**

At the instructions of the Board, Berkeley has asked for new contracts, starting on 1/1/18 for Pond Management, Pond Improvements, Street Tree Maintenance, Planting New Street Trees, Common Area Basic Landscape Management, Common Area Improvements (to Landscape), Townhome & Courtyard Homes Landscape Management and Townhome & Courtyard Homes Improvements (to Landscape). Once all of these new contracts and/or proposals are in, Patsy will personally review with John.

**Website & Electronic Newsletters**

Monthly updates are posted on the community website. Also, the HOA continues to use the electronic newsletter function of the website to share important information with residents. As previously noted, over 2000 e-mails are being sent out via the HOA electronic newsletter service.

**Next Board Meeting**

The next board meeting will be October 24, 2017, at 6:30 pm in the conference room at 101 Market Street. As a reminder, the HOA does not pay for the use of this space, as Berkeley covers with our lease.