

**SOUTHERN VILLAGE HOMEOWNERS ASSOCIATION, INC.**

Minutes of Board Meeting held August 3, 2010  
at the Southern Village Club

Board Members Present: Jeremy Purbrick (chair), Cindy Gudeman, Paul Rowe, Jason Luna,  
Rainer Dammers

Present for Berkeley: Tony Smith

With a quorum established, the meeting was called to order at 7:04 PM.

The minutes of the April 20 Board meetings were approved.

**Treasurer's Report:** Paul Rowe reported that the financials are current and on target. Letters from the Lawyer are being mailed to the 10 members who are not up to date with their dues. Paul will start the budget process for 2011 over the coming weeks. Suggestions for capital projects in 2011 can be sent to the Board.

**ARB Report:** Cindy Gudeman reported that the committee will not meet in August as there is no quorum. Applications submitted before noon on August 9 will be processed via email. The next meeting is scheduled for September 15 at 7pm.

The Guidelines Committee provided recommendations which has been posted. To date exclusively positive feedback has been provided.

The Board unanimously approved the new Guidelines as written and expressed thanks to the committee members for their important contribution to our community standards

**Townhome Report:** Cindy reported on repairs and painting completed on all four townhome groups under budget. A front archway on Copperline is going to be patched.

The Board approved repainting the railings in front of the townhomes at a cost of up to \$5760,- Cindy reported that a check of the Monitoring system yielded issues. There are 2 different monitoring companies monitoring the townhome complexes. Bids are being solicited for consolidation to one monitoring company for efficiency.

Cindy then reported on owners concerns about termites and pest services and landscaping.

There will be a new section on Townhome News on the website to increase transparency on the activities around townhomes.

**Condominium Report:** Paul yielded his time to the Manager's Report to discuss the Tree Maintenance proposal.

**Going Green Report:** Rainer reported that the site has been update with the latest available landfill statistics and other minor updates. Occasionally some feedback is provided, mostly requests from businesses to be featured. We will not endorse individual businesses over others.

Plan to add information on Solar Panel applications in Southern Village

**Manager's Report:** Tony Smith presented the Manager's Report. The Board approved the following project expenditures:

Landscape Arlen Park at a cost of up to \$4,998,25

Add 79 trees in front of the condominiums to the tree maintenance rotation at a cost of up to

\$4,290

The Board also approved

to hold the installation of a solar powered light on Highgrove park as the location is not well suited for a solar collector.

to stop watering the grass at the entrance to Arlen Park to reduce water loss due to leaks in the irrigation system

Alleyways: Tony Smith presented a quote for sealing alley surfaces to be planned for summer 2011.

**Other Business:**

Tony Smith proposed to donate to the Super Cooper Little Red Wagon Foundation's 5K "Rock and Run" event to be held on Sept 18 in Southern Village:

<http://www.supercooperswagon.org/run/>

After some discussion Rainer motioned to donate \$500,- to the organization of the Rock and Run event. The motion was approved unanimously.

Mrs Madelon Sheff introduced herself as a new member in the community who is interested to get involved and network with other residents. She reported that she'd been the chair of the Future Planning committee in her previous community in Florida and asked if Southern Village had our own Emery Response Team and Defibrillator. Southern Village does not. The club had in the past investigated maintaining a Defibrillator. That had been recommended against by their insurance company and lawyers.

There being no further business the meeting was adjourned at 8:45 PM