



**Southern Village Homeowners Association  
Manager's Report  
June 30, 2011**

**Financials**

May reports are complete & posted on the community website.

**Work Orders**

Since May 31<sup>st</sup> there were 8 new work orders. Also, 6 work orders were closed.

**Pathway (near Scroggs)**

Jeremy Purbrick has taken the action to contact Joy Harris regarding next steps.

**Landscaping**

Ecoscapes has started the irrigation system at the Highgrove Townhouses & Central Park. Several sprinkler heads have been replaced & the system has been checked a second time. The irrigation clock from the Arlen Park entrance has been moved to Central Park. Eight trees were removed from Arlen Park.

Ecoscapes has repaired a large sink hole near the pond at the bottom of Parkside Circle. Trimming & fertilizing of bushes for the Townhouses has begun & will be completed in early July.

**Website**

Updates continue weekly. As of June 30<sup>th</sup> all documents are current on the website. As a reminder, Berkeley does not charge SVHOA for simply webmaster tasks, such as uploading documents (ex: monthly financials, etc) & the occasional "news" posting (ex: ARB decisions, etc).



### **Central Park**

Weekly trash service has moved from Berkeley to Gregg Melville. Fees are unchanged at \$50 per week (\$200 per month). Gregg is a local (and trusted) vendor that both lives & works in Southern Village.

Southern Village Club summer camps started in mid-June. They are using the park at no charge for the months of June, July & August. All paperwork, including proof of insurance, is complete & on file at the Berkeley office.

### **Alleyway Resurfacing**

All SVHOA owned alleyways will be resurfaced in early July. Here are the steps BPM has taken to assure as smooth a process as possible:

1. First letter with a map was mailed on June 1<sup>st</sup>
2. Second letter was mailed on June 23<sup>rd</sup>
3. To provide more clarity, Peggy drove every alley to determine what addresses would be sealed on what days, that information is at the Berkeley office
4. Also, Peggy drove the alleys with Scott, owner of Asphalt Enterprises, to determine if any areas would be difficult to navigate during sealing; Scott pointed out two places which will need attention for HOA landscapers
5. King Landscaping was hired to prune back those areas mentioned in #4
6. In addition to the second letter mailed, Peggy hand-delivered this same letter to 35 renters affected by the project; also, owners were asked to let their tenants know about the sealing
7. Finally, a third letter (or, notice) will be hand delivered to residents the night before the sealing is scheduled for their alleys

In closing, Berkeley cannot stress enough what a huge project this is for SVHOA. We feel strongly we have done everything we can to make sure all goes well.