



**Southern Village Homeowners Association
Manager's Report
February 28, 2014**

Financials

Monthly financials are posted on the community website.

Work Orders

Since the last report 1 work order has been closed. None have been opened.

Landscaping

Winter maintenance activities continue. US Lawns continues to support Courtyard Homes & Townhomes. New mulch was applied (note, we did now as significant savings resulted from applying mulch in the winter, rather than spring). Ruppert Landscape continues to support all SVHOA Common Areas (ex, Central Park, Highgrove Park, etc.).

Trees

Barney Kohout, SVHOA Arborist, continues to work on street trees near HOA owned land. He is over 50% complete with the project, leaving only 12 trees to replace. Weather permitting; his work should be complete by end of March. The project continues to receive positive comments for the overall community.

Special Projects

Vendors have been contacted for two special projects: (1) Arlen Park improvements & (2) adding recycling (trash) centers to Highgrove Park & Edgewater Park. Quotes for work are in process now & once received will be reviewed & shared with the Board, for action, at the April Board meeting.



Website

Weekly, sometimes more often, updates continue on the community website.

Complaints

Since January 1, 2014, the Berkeley office has received the following complaints from concerned residents: (1) construction trailer parked in front of residence for several days, (2) very large mulch pile placed into street, blocking traffic for several hours, with no flags or other markings, (3) snow on sidewalks, complaint specifically requested that HOA fine all homeowners that do not promptly remove all snow from sidewalks, (4) parking at (near) SV business district is becoming impossible, (5) dog waste is not being handled in a neighborly way, (6) resident installed a rope swing in their front yard, creating a potential safety issue for the entire neighborhood (as any child could walk by & hurt themselves).

As is the case with all comments, Berkeley follows up with the person making the comment & the affected party. We always try to be friendly & constructive in our discussions with the affected party, as often there are two-sides to the story.

Management Contract

As mentioned at the AGM, the Berkeley contract will expire at the end of 2014. If no action is taken prior to November 1, 2014, the existing contract will auto-renewed for one year. That said, it is Berkeley's strong recommendation to the Board that the management contract be bid out to all interested parties.

New Board Members

Cindy & Arun will be attending new Board training on Saturday, March 1st with Berkeley staff. We look forward to working with them for the next 3 years.