

Agenda for Trustee Meeting 3-14-2011

1. Treasurer's Report:
 - i. Number of Homes with 2011 Dues Paid - 50 Paid
 - ii. Number Outstanding - 101
 - iii. Cash on Hand - \$18,837.98
2. We need to make sure the house with the yellow mailbox is COMPLETELY off our mailing lists.
 - a. Done.
3. Discuss and Agree on procedure and timing for late notices and liens.
 - a. Give a 1 week grace period. Start issuing liens on April 8th.
 - b. Put sign up in the development entrance this week – Dues Reminder
4. Discuss and determine priorities for neighborhood upgrades and repairs.
 - a. Pool Furniture - Should we get prices on really good quality furniture?
 - i. This will be on hold for now. We will revisit later this year.
 - b. Front Entrance Upgrade
 - i. Discussed focusing the enhancements on the area visible from orange road.
 - ii. Agreed that the sign needs to have lighting.
 - iii. Tracey to talk to Scott about a new plan that focuses on what is visible from Orange Road.
 - c. Pond Wall Repair at Waterfall
 - i. Quote is 6.8k – Would be mortared which should last longer. Will replace the entire face of the wall and not just what has already fallen in.
 - ii. Discussed getting a second quote
 - d. Repair of Lighting at Pool
 - i. Agreed this must be done. Sensor and bulbs need replaced – expected to cost roughly 100.
 - e. Sign for Path- No Motorized Vehicles
 - i. Not going to do this year.
 - f. Concrete Repair at Pool
 - i. Agreed this must be done. 2ft – 2,600
 - ii. Discussed having it sealed for 1200 that will last for 5 years (need to plan to have it done in 5 years). This would be done in the fall. We will wait until later in the year to make a final decision.
 - g. Street Sign Replacement
 - i. This will not be done now but we will monitor during the year.
 - h. Sprinkler System- More Permanent Repairs
 - i. Agreed that this must be done and will cost ~1,000
 - i. Reseal Pool Parking Lot
 - i. This will not be done now but we will monitor during the year.
5. Discussion of special assessment to cover costs involved in above items.

- a. Based on current projections we will need to issue a ~7000 assessment to be issued in early to mid summer.

6. Shed Update

The board reviewed section VIII of the deed restrictions and measured the structure on the McDowell property. The deed requirements and the McDowells corresponding measurements are below. It was also noted that Kurt voluntarily recused himself from any discussions or votes on this matter.

Section VIII Deed Restrictions	McDowells Measurements/Details
Structure must be less than 100 sq/ft	96 sq/ft
25 feet from the building line on the recorded plat.	26 feet from the building line on the recorded plat
Lapped or Cedar Siding	Cedar
Less than 12 feet high	Approx 10 feet high
Color should match the house	While not an exact the board decided that it was close enough to match.

Attached is the board's final decision on this matter that was sent to the McDowells.



McDowell Structure Letter.docx

- 7. Who will do SFV newsletter? Good idea to include with special assessment billing.
 - a. Consider putting out a newsletter in early May (info on pool opening, assessment, improvements that will be made, inform of facebook and/or email addresses)
- 8. Pool Update
 - a. Open May 27th
- 9. Landscaping Update
 - a. Mulch has been ordered
- 10. Website Update. Who will be contact person for website and Bruce
 - a. Kurt will publish updates to the website
- 11. Other Business
 - a. Phone at the pool – It is on vacation hold for 6 mo which means the cost is reduced from 31/mo to ~10/mo. We were overbilled but Kurt called the phone company and we will be given a credit. We will need to remember to put this on vacation hold at the end of the pool season.
 - b. Taxes – We do have to file taxes and it has been done for at least the previous 3 years.
- 12. Time and Place for Next Meeting
 - a. Panera – 4/18 at 6:30