

Southview Trails Community Association

Board of Directors Meeting February 9, 2010 – 9:00AM

Attending: Linda Roegge, President
Vern Organ, Vice President
Larry Zimmerman, Secretary
Keith Norby, Member-at-Large
Ruta Norkus, HOAMCO

Absent: Charles Bourne, Treasurer

Meeting was called to order at 9:03am by Linda Roegge, President.

Minutes

Vern Organ made a motion to approve seconded minutes of the January 12, 2010 BOD meeting, seconded by Larry Zimmerman, and approved unanimously.

Financials

The December 31, 2009 financials and Treasurer's report were discussed. Keith Norby made a motion to approve these reports, seconded by Vern Organ, and approved unanimously.

Keith Norby recommended a change in the balance sheet to show the previous years figures for comparison purposes. This was discussed with Dave Leninger, who stated that this could be done.

Income and Expense Summary: 12 Months Ended December 31, 2009

	December			YTD 12 Months 2009		
	Actual	Budget	Var.	Actual	Budget	Var.
Income	90	10	80	56,030	50,033	4,008
Expenses	4,585	2,701	(1,884)	42,998	42,746	(252)
Net Inc/Loss	(4,495)	(2,691)	(1,884)	13,032	9,276	3,756

Old Business

A risk management report was presented by Linda Roegge. After some discussion a recommendation was made to start an action plan regarding the assessment made by Mr. Richard Straub of CivilTec Engineering to be carried out by the new board.

Larry Zimmerman gave an update on the removal of dead and downed trees on the open space owned by the association.

ARC committee had nothing to report.

Preparation for the annual meeting was discussed. The new location for this meeting will be at the Yavapai County Jeep Posse Building in Pioneer Park. Directions & map provided on the back of the meeting notice.

Linda Roegge reported that some shrubs & trees have been removed at street corners to provide a better line of sight for drivers.

The bill for legal services has been paid by Ms. Pearson, and a letter of appreciation will be sent with recommendation of how to proceed if she wishes.

New Business

A motion was made to accept the resignation of Charles Bourne from the Board. The vote was unanimous.

The 2010 Homeowners Directory is being compiled by Jan & Ron Gould. Any changes should be forwarded by phone or e-mail. The new list will be printed and give out at the Annual Meeting.

Accounts Receivable for annual dues was discussed.

Hoamco – Management Report by Ruta Norkus

Ms. Norkus state that ballots and Annual Meeting notification had been mailed and some ballots returned. The light at the north monument should be replaced by the first of March due to road work. The association has a Reserve Fund CD due on 2/15/10 and will be rolled into the Reserve Fund Money Market account.

There being nothing further to discuss the meeting was adjourned at 11:11am.

Respectfully Submitted,
Larry Zimmerman, Secretary