

Southview Trails BOD Minutes

Date: 12 April 2011

Time: Called to order at 0900 hours by Jim Nuber

Officers:	President	Jim Nuber	Present
	Vice-President	Peter Wendorf	Present
	Secretary	Ron Gould	Present
	Treasurer	Al West	Present
	Member-at-Large	Larry Zimmerman	Present
	HOAMCO	Ruta Norkus	Present
	Guest	Linda Roegge	

Election of Officers: Al West, newly elected to the Board, assumed the position of Treasurer recently vacated by out-going Board member, Vern Organ.

Previous meeting minutes:

-Minutes dated 8 February 2011

-Motion to approve as is by LarryZ Seconded by AlW

-Discussion: None

-Approved: Yes

Previous month's financials:

-Financials dated 31 January 2011

-Motion to approve as is by PeterW Seconded by AlW

-Discussion: None

-Approved: Yes

-Financials dated 28 February 2011

-Motion to approve as is by LarryZ Seconded by AlW

-Discussion: None

-Approved: Yes

-Financials dated 31 March 2011

-Motion to approve as is by PeterW Seconded by LarryZ

-Discussion: None

-Approved: Yes

Previous meeting minutes:

- Minutes dated 26 March 2011
- Motion to approve as is by LarryZ Seconded by AIW
- Discussion: None
- Approved: Yes

Old business:

- SACC Update: Nothing significant to report

-Firewise Update:

- Monthly volunteer work activity schedule placed on Web
- For accounting purposes, the originals of all expense receipts associated with Southview's firewise activities must be submitted to PAWUIC to satisfy state/federal requirements
- Action Item...Ruta: gather together all originals of past expense receipts in HOAMCO's possession and give them to Linda Roegge

- Flag Lighting Update: Ruta provided two [2] bids for updating the flagpole lighting.

- Discussion: The merits of both bids were reviewed.
- Motion to approve bid submitted by Flags Galore & More in the amount of \$367.42 for an additional light fixture to match the existing one [1] and both to be raised to height reachable by step ladder by PeterW Seconded by AIW
- Approved: Yes

New business:

- Flag Drives: Two [2] issues that were discussed.
First, there is significant damage to the asphalt pavement on two [2] different flag drives caused by sanitation trucks turning around. These flag drives are not constructed to the specification of city streets and are, therefore, vulnerable to this type of heavy traffic.
Second, the existing condition of all of the flag drives is such that it is reasonable to consider resurfacing them. The last activity of this manner was in 2006.
-Action Item...Ruta: get bids for crack/chip sealing for all of the flag drives

-Action Item...Board members: review CC&Rs for any limitations/restrictions with regard to permitted vehicle usage on flag drives

-Action Item...Ruta: request our attorney to review what limitations if any...state/federal...must be considered if the Board were to place future restrictions on permitted vehicular traffic on all flag drives

Additional information: Ruta indicated that the City of Prescott would be entertaining bids for chip sealing the streets within Southview sometime in mid-year 2011.

-Action Item...Ruta: determine the possibility that once the successful bidder is identified whether this same bidder would consider performing the crack/chip sealing of flag drives as well as the city streets since the necessary equipment would be on location.

-Monument Landscaping: Linda Roegge stated that the Landscape Committee will work on a plan for re-landscaping the area around the monuments at the front entrance. The plan would include activity associated with the type ground cover, the type of vegetation and update on the sprinkler system.

-Action Item...Linda: have the Landscape Committee prepare a plan to be reviewed at the next Board meeting outlining each activity and the cost associated with it. It would be appreciated if the plan included an area layout as well.

Additional issue: Landscape Committee was also requested to review the issue of debris being deposited on the sidewalk from the right-of-way easement between the Packard/Raia residences following rain storms.

-Annual Meeting Follow up:

-Landscape Vendor feedback: Jim Nuber met with the homeowner to discuss the issues/concerns. At this time, it is believed that the homeowner understands what limitations or expectations that can reasonably be expected from our landscape maintenance company.

-Real Estate signs: Non-compliance sign removed.

-Road Hazard...end of Southview Drive: A resident suggested that a more secure barrier should be erected at the end of Southview Drive.

The Board's position on this issue at this time is to do nothing and for the following reasons; [1] Since the inception of the Southview development, there has been no known situation whereby any driver has failed to negotiate this intersection even during past snow/icing conditions. [2] A couple of years ago, a review of Southview was conducted focusing specifically on criteria that should be considered to improve safety within the development. No mention was made in the subsequent report indicating that the three [3] diamond-shaped signs at the end of Southview Drive should be replaced with a more substantial barrier.

-HOAMCO...Electronic filing implementation: HOAMCO has invested in a comprehensive electronic filing system. Most all of the hard copy data will be scanned and retained electronically in two [2] different locations. Each HOA managed by HOAMCO must signify their acceptance of new process for record retention.
Signatures required: President and Secretary. **Done**

-Confirm 2011/2012 BOD Meeting Schedule: Approved

Management Report: Ruta indicated the following:

- Has filed the taxes
- No CD's are ready for roll-over

Open Form: No issues/comments

Adjournment:

Motion to adjourn by	PeterW	Seconded by	AIW
-Discussion:	None		
-Approved:	Yes	Time	1017 hours

-Submitted by: Ron Gould, Secretary