



Volume 3, Number 4, Fourth Quarter, 2010

The Board Meeting on November 16 was reasonably well attended even though it was dark outside and cold. It was good to see more attendees and share in their participation during the General Session. The Board would encourage more of you to attend – as they always can use suggestions and fresh ideas. They also extended their thanks to all the homeowners who voted, meeting easily the requirement for a quorum.

The substantive part of the meeting opened with the Treasurer's report. (You will have already received the actual report in the mail). In summation, the report showed us that the Board has been doing a good job in controlling costs, establishing and maintaining a budget, and controlling invested funds. In so doing, the Association appears to be financially sound. The reserves, that money set aside for future repairs based on estimated product life, is at 101%. The bottom line is that the Association's dues will not change and will continue next year at \$117 per month per unit.

The Architectural Committee reported on new request approvals and for the need for additional house paint color schemes. These, coordinated to existing homes, are being developed and should be available in early December. Hopefully this will sufficiently broaden the choices to reduce scheme repetitiveness in the village.

The Landscape Committee summarized the year's activities, which individually were routine but collectively was quite impressive. Currently they are reviewing bids for trimming all the trees in the common area, thatching for winter rye, planting the raised planter in the spa area, and still fighting the water problem in the planted areas on Prospect. The committee members appear to be our unsung heroes.

It was reported that the last walk around indentified 44 homes in need of repairs ranging from clean up to whole house repainting. To your credit, six homes remain on the listing and the Board is very confident these too will be taken care of. I wonder if we, the homeowners, should also be listed as unsung heroes!

It came up during the general session that some residents are not obeying the stop signs and a small number drive at an unsafe speed. The latter is of such concern that a number of attendees volunteered to identify the speeder(s) so that he/she can be reminded of the danger of such a practice and of the Association's speed limit rules. Hopefully this will counter the suggested idea of installing speed bumps. Ugh!

For the record here is your new Board of Directors:

President:	Ken Hughey
Vice President:	Roland Ewert
Secretary:	Tim Carey
Treasurer:	Bill Fairbanks
Director at Large :	Open

Have a great holiday season! The first Board Meeting of the coming year will be on February 15, 2011, 6:30 pm at 611 Turnberry. Plan to attend!!!

