

**MINUTES OF THE REGULAR MEETING OF THE
SOUTHPARK HOMEOWNER'S ASSOCIATION NUMBER 2
BOARD OF DIRECTORS**

May 15, 2018

The regular meeting of the Southpark Homeowners' Association Number 2 Board of Directors was called to order on May 15, 2018, at 07:00 PM in the Association's clubhouse by our President. Directors present were: Carla Kuhlman, Charles Brown, Sharron Dorenkamp, Sharon Malion, Ken Ayars, Gary Hubbard and Michele Jacobus. Our Property Manager Kevin Lavene was present. Twelve homeowners also attended.

The Secretary noted a quorum was present.

During our Open Meeting, a homeowner asked about using sun sails as a new option for shade to a patio. He will submit a photo and example to our ACC for their review and possibly add to the guidelines.

Sharon Malion moved to approve our April 17, 2018 regular meeting minutes as amended. Michele seconded. Passed.

Kevin Lavene discussed the Emerald Isle Landscaping proposal for \$12,944.00 to replace sod in various areas throughout our community that are bare or died over the dry winter season. Michele moved to approve this proposal. Charles seconded. Passed.

Kevin Lavene presented the Emerald Isle Landscaping proposal for flower pots at our pool for \$2,296.00. This would be for three new pots, plants, and installation. Charles moved to deny putting this in and to table it. Sharon M. seconded. Passed.

Kevin Lavene addressed the Emerald Isle Landscaping proposal for 3002-B W. Long Drive to convert an area of dead sod by the Spruce tree in front of the building into a mulch bed. The shade and pine needles prohibit the grass from growing. Charles moved to replace the sod and repair the sprinkler system. Sharon M. seconded. Passed.

Kevin Lavene presented a suggestion by Lance of Emerald Isle Landscaping for an enhancement proposal at 2916 W. Long Circle and the mailbox across the street at 2941 W. Long Drive, at a cost of \$6,656.79. Carla moved to table the proposal but turn it over to our Landscape Committee. Michele seconded. Passed.

Kevin Lavene presented the emails and request from 2881-C W. Long Drive. The Landscape Committee will take care of this because it is from one of their members.

Kevin Lavene received a request from 2998-A W. Long Drive to convert the grass in front of the home into a larger mulch bed. Carla moved to table this to the landscape Committee. Gary seconded. Passed.

Kevin Lavene presented a waiver that was developed by our Attorneys to allow people to assist in the planting of annual flowers in designated flower beds throughout our community, on the weekend, Saturday May 19th, 2018 starting at our clubhouse at 9:00 AM. Gary moved to approve the waiver. Michele seconded. Passed.

Michele reported our financials. As of April 30, 2018, we have \$646,447.46 in our reserves, with \$99,506.84 in your money market account, and \$52,012.81 in our operating account.

There was a request to waive a late fee. Michele moved to not waive the late fee for 2966-B W. Long Drive and to send all of the reminders to the homeowner, such as payments are due on the first of the month. Gary seconded. Passed.

Ken asked about the \$66,000.00 going to the landscape Committee as an allowance for maintenance and suggests it be done under a plan that is communicated to our neighborhood.

John Kron talked about our Landscape Committee. He talked about a plant catalog approved for places. Also, a community gardening initiative, mulch bed management committee, and resource development available in our community. He addressed juniper removal for safety issues, fire prevention, liability hazard, walkway hazard and possible hiding places for animal or human attacks. With our Attorneys, they are discussing a unit mulch bed maintenance policy and then will have meetings with homeowners to choose.

There was no old business discussed.

A number of items were raised for new business. Michele and Pam Hubbard are looking into doing a Veterans Day function on November 11, 2018. We still have an ACC problem with a homeowner's tenant at 2913-F W. Long Circle. Carla moved to impose the 2nd fine. Michele seconded. Passed. For pool parking, there is a request to post new signs about parking limitation in the lot at our clubhouse.

Kevin Lavene submitted the following for our June 2018 newsletter articles: Notices on mailboxes, Thank You Volunteers, Tuesday August 7, 2018 National Night Out (NNO) Party, 6-8 PM at Clubhouse, where to get pool passes and keys, parking reminders, living with coyotes, shrub trimming, limitation on garage sales, Clubhouse rental cleaning charges, exterior upkeep of your home, pet reminders, birdfeeder guidelines, SLOW DOWN, items behind garages and letter from a neighbor.

Carla moved to pay our bills. Sharon M. seconded. Passed.

Carla called an Executive Session at 8:56 PM. Charles moved to approve two new members to the Landscape Committee, namely Scott Kozak and Mollie Moltzau. Sharon M. seconded. Passed.

Carla adjourned the Executive Session at 9:09 PM. Sharron D. seconded. Passed.

Carla moved to adjourn at 9:10 PM. Sharron D. seconded. Passed.