



Mill Creek South Homeowners Association
P.O. Box 1283 | Charlottesville, VA 22902 | www.millcreeksouth.org | board@millcreeksouth.org

BOARD MEETING MINUTES - DECEMBER 14, 2011

The meeting was hosted by Dave Segars, called to order at 7:10 PM and adjourned at 9:10 pm

Board Members Present: David Robinson, Dave Segars, Michael Wheelwright, and Jim Muehlberg.

Neighbors Present: None

Treasurer's Report: \$7,300 in expenses this month, primarily dam related. Apx \$8,500 in Operating Funds and \$35,000 in Reserves. Doug Brooks from Real Property presented his company's services to the Board. Real Property manages numerous HOAs in the Cville area. The Board voted its interest in hiring Real Property for monthly bookkeeping services and occasionally for consulting.

Grounds: The pond standpipe and outflow drain are cleared of all beaver debris. Their openings have been covered with rebar caging to prevent beavers from clogging the pipes again. We discussed the need for a dam inspection. The state requires an inspection every 5 years. We are overdue. Dave will contact a dam inspection company for a quote.

Architectural Review Committee: Applications – None this month.

Mailboxes – Jim will check with a woodworker to see if he would produce wooden mailbox parts for the neighborhood. David is checking on the model numbers of the plastic mailboxes. Information about all types will be posted on our website.

Social: Caroling is planned for Sunday evening, December 18. David will send details by email.

Next Meeting: Wednesday, January 18, 7 pm. Location TBD

SPECIAL NOTES

- **Board Members Needed** – There are positions open on the Board for several neighbors. The more people we have, the better the representation of the neighborhood. It's not really that much work, so don't be shy. Please get in touch at board@millcreeksouth.org
- **Trees** – Don't forget to send an application to the ARC if you need to remove trees more than three inches in diameter.
- **ARC** – Note the updated Architectural Review Committee Requirements on our website under the tab "Architectural Review Committee." Most of the requirements have been in place for many years, but now they have been organized into a format that makes them more accessible.