



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

BOARD MEETING MINUTES - OCTOBER 19, 2011

Opening: The meeting was hosted by Dell and John Erwin, called to order at 7:20, then minutes from the September meeting were approved.

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

Neighbors Present: Dan Burke, John Erwin

Treasurer's Report: \$247 monthly expenses, \$35,073 reserve fund, \$19,372, operating fund. Total \$54,381.

Grounds: Michael Wheelwright has arranged to have the pond standpipe cleaned and ensure that pond debris is adequately cleared. This is a major necessary project, which Michael will continue to oversee.

Architectural Review Committee: The planting around the sign is complete. We have hired a maintenance company to ensure adequate watering and plant care. The new ARC Requirements are now on the website. All residents are urged to read them thoroughly. No new applications have been received since our last meeting.

Mailboxes: We received some 40 responses regarding mailboxes, with a variety of opinions. Note the website blog for some of the comments. Most agree something should be done to ensure adequate maintenance. A majority of residents prefer wood to plastic. Some like variety; others like uniformity. About half agree HO funds should be used and about half do not. We have identified mailboxes that need repair or replacement and will be notifying homeowners regarding compliance with our covenants.

Miscellaneous Discussion

- The board approved a letter that will be sent to all homeowners educating owners about our covenants that help maintain property value and about common items that come before the ARC.
- Board president David Robinson will meet with the ARC on Nov. 7 to discuss enforcement of ARC Requirements.
- We discussed hiring a management company for the HOA and have some make presentations at a board meeting. David Segars will check into this.
- Concern about speeding was mentioned with a suggestion of installing speed bumps to ensure our 25 mph speed limit. Previous objections may no longer be valid.
- We agreed to send an arrangement from Edible Arrangements with a welcoming note from the board to welcome new residents. *If you know of anyone new moving in, please notify the board.*
- We would like to have an annual meeting that might include pizza and the whole family, with a get-acquainted time before the meeting begins. More to come...

- We discussed buying a sign holder and permanent signs for HOA events (board meetings, parties, annual meetings, etc.) that can be filled in with current information.

Next Meeting: November 16, Wednesday, 7 pm, Sarah Powell's house, 1651 Shady Grove Court.

Adjournment: Meeting Adjourned at 9 pm

SPECIAL NOTES

- **Picnic Table** – The picnic table at the playground has been securely anchored in concrete and will be put to good use. Thanks to Jim Muehlberg and David Robinson for their hard work.
- **Board Members Needed** – We still need two more board members, a vice-president and a secretary. Please contact any member of the board if you are interested in either position. Contact board@millcreeksouth.org to help.
- **Party** – Thanks to Krista McMullen for organizing a great Halloween party and to Scott Walk, David Robinson, and other volunteers who helped.
- **Dogs** – There have been a number of complaints about neighborhood dogs that bark excessively. A county ordinance states that it is unlawful for barking, howling, etc. to continue for 30 consecutive minutes with no cessation for periods greater than five minutes during that time. A summons and other legal action may be taken if the problem cannot be resolved.
- **Trees** – Don't forget to send an application to the ARC if you need to remove trees more than three inches in diameter.