

BOARD OF DIRECTORS MEETING

**Thursday, MAY 7, 2009
7:00 p.m.**

**Southlake Recreation Association
Montclair, VA 22026**

AGENDA

- I. Call To Order
- II. Declaration of a Quorum
- III. Approval of March 5, 2009 Meeting Minutes
- IV. **HOMEOWNERS FORUM**
- V. **Manager's and Treasurer's Report**
 - Assessments Update
- VI. **CLUBHOUSE UPDATE**
 - ***2009 Community Events Schedule***
 - Clubhouse Painting & Repairs
- VII. **OLD BUSINESS**
 - Resignation of Board Member Lori Darnell
 - Annual Southlake Yard Sale May 2, 2009
 - Pool Renovations and Whitecoating
- VIII. **NEW BUSINESS**
 - Catering Kitchen Renovations
- IX. Time and Place of Next Meeting – **June 4, 2009 (Thurs)**
- X. Adjournment

**SOUTHLAKE RECREATION ASSOCIATION
BOARD OF DIRECTORS MEETING
MARCH 5, 2009**

CALL TO ORDER

The meeting was called to order by Chair Dan Schwemmer at 7:00 p.m., at Southlake Recreation Center, 5070 Higgins Drive, Montclair, VA 22026. Chair Schwemmer declared a quorum with the following in attendance:

Dan Schwemmer	Anthony Brannan
Robert Ronnell	Lin R. Stauffer (Manager)
Lori Darnell	

Homeowners:

Shawn Peak	15506 Port Washington Court
Marlon Duke	15498 Port Washington Court

Homeowners Forum:

The Board reviewed homeowner issues. Mr. Marlon Duke expressed his concerns about the possible use of the Southlake Recreation Pool for Montclair Swim Team practices and meets, and the inherent changes in the pool opening schedules. The Board expressed that no changes will be made to the pool hours in 2009, and any possible discussions between the Swim Team Board and the Southlake Recreation Board would occur prior to the next Annual Meeting, in order to make arrangements for any notifications for comment by the membership.

The Board of Directors reviewed an email from Jennifer J. Darcy, 5111 Lands End Court, requesting specifics on pool services, lifeguard, management and janitorial contracts, and management's reply inviting Ms. Darcy to attend a Board meeting to discuss and review with the Board of Directors.

Mr. Shawn Peak expressed concerns about repeated trash left on the property, and suggested the Association consider the installation of two street poles along Southlake Blvd. The Board questioned whether that is deemed Southlake Recreation Association property, or if Prince William County should look into installation of street poles on a VDOT-maintained roadway. Manager will inquire. Mr. Peak also brought up for discussion repairs to the wooden swing structures and vandalized tables and benches, and installation of new Fibar surfacing on the playgrounds.

MINUTES

MOTION #09-14 Anthony Brannan made a motion to approve the February 5, 2009 Board meeting minutes. Robert Ronnell seconded the motion. Motion passed unanimously.

MANAGERS AND TREASURER'S REPORT:

Manager presented Budget, Income Statement and Disbursement Reports (as of 1/31/09). Balances in accounts total \$302,642.49. Reserves Balance, as of 12/31/07 \$248,158.

[Attachment A]

Assessments Update:

Manager reviewed legal updates on status of past-due accounts, and garnishments. Accounts receivable total \$63,610.87 (13 past-due accounts in excess of 2008 annual assessment, two of which are bankruptcies, and five foreclosures) 277 outstanding 2009 accounts as of March 5, 2009; \$1,552 in late fees; and \$2,672.48 in legal fees. Liens have been placed against lots, and judgments issued on past-due accounts.

[Attachment B]

MOTION #09-15 Anthony Brannan made a motion to accept the Manager's and Treasurer's Report. Robert Ronnell seconded the motion. Motion passed unanimously.

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CLUBHOUSE UPDATE

2008 COMMUNITY EVENTS SCHEDULE

The Board of Directors reviewed and approved the Southlake Recreation and Community Events schedule. The Board of Directors reviewed the preparations for the upcoming March 28th Wine Tasting Event.

PWC Police Department Off-Duty Patrols

The Board of Directors reviewed off-duty PWC Police Department patrol logs for February, 2009 and reviewed proposed schedules for March, 2009.

NEW BUSINESS

TIME & PLACE OF NEXT MEETING

The next scheduled meeting of the Board of Directors is Thursday, April 2, 2009 at 7:00 p.m. at Southlake Recreation Center.

ADJOURNMENT

MOTION #09-16 Chair Schwemmer entertained a motion for adjournment at 8:00 p.m. Robert Ronnell seconded the motion. Motion passed unanimously.

Respectfully submitted,

Lin R. Stauffer, Manager
Secretary/Treasurer
At the request of the Board of Directors

Attachments