

**SOUTHLAKE RECREATION ASSOCIATION  
ANNUAL MEETING  
DECEMBER 3, 2009  
DRAFT**

**CALL TO ORDER**

The Annual Meeting of the Southlake Recreation Association was called to order by Chairman Daniel Schwemmer at 7:30 p.m., at Southlake Recreation Center, 5070 Higgins Drive, Montclair, VA 22025. Chair Schwemmer declared a lack of quorum with representation of 41 "Class A" homeowner lots.

**MOTION #09-70** Daniel Schwemmer made a motion to adjourn the meeting, in accordance with the Bylaws, Article III, Section 3.06. Quorum © and to reconvene Annual Meeting at 7:45 p.m., December 3, 2009. Lynne DeWitt seconded the motion. Members present unanimously passed the motion.

["If a quorum is not present at any meeting of the members, a majority of the members present may, by majority vote, adjourn the meeting and call a further meeting of members...At such further meeting, the members, present in person or by proxy, entitled to cast five percent (5%) of all the votes entitled to be cast shall constitute a quorum..."] Members vacated the premises.

**CALL TO ORDER**

The Annual Meeting of the Southlake Recreation Association was reconvened and called to order by Chair Daniel Schwemmer at 7:45 p.m., at Southlake Recreation Center, 5070 Higgins Drive, Montclair, VA 22025. Chairman Schwemmer declared a quorum with representation of 41 "Class A" homeowner lots, consisting of attendance by 6 home owners, and 35 proxies.

**APPROVAL OF 2008 ANNUAL MEETING MINUTES**

**MOTION #09-71** Lynne DeWitt made a motion to approve the December 3, 2008, annual meeting minutes. Anthony Brannan seconded the motion. Motion passed unanimously.

**PRESIDENT'S OPENING REMARKS**

Manager Lin Stauffer introduced Board members. Chairman Schwemmer thanked homeowners Michael and Sarah Romero for their attendance, community interest and participation. Chair Schwemmer reviewed the accomplishments of community volunteers, and lauded the efforts of Board members, ad hoc committee members and manager in accomplishing another successful year at Southlake Recreation Association.

**INTRODUCTION OF CANDIDATES**

Nominations Chair Charles Brown introduced the candidates for the Board of Directors, and opened the floor to nominations. Candidates Anthony Brannan, Daniel Schwemmer and Lynne DeWitt addressed the membership. Nominations were opened to the floor.

**MOTION #09-72** Nominations Chair Charles Brown made a motion to place candidate Garth Miller, 15705 Renton Court, on the ballot. Anthony Brannan seconded the motion. Motion passed unanimously.

**MOTION #09-73** Charles Brown moved to close the nominations. Anthony Brannan seconded the motion. Motion passed unanimously. Chair called for the vote.

**ELECTION OF BOARD OF DIRECTORS**

Ballots and proxies were collected and tabulated, and secretary opted to vote full-power proxies. The following five candidates were elected to the **2010 Board of Directors**.

<b>Anthony E. Brannan</b>	<b>41</b>	<b>Lynne DeWitt</b>	<b>41</b>
<b>Daniel Schwemmer</b>	<b>41</b>	<b>Charles Brown</b>	<b>41</b>
<b>Garth Miller</b>	<b>17</b>		

Chair Schwemmer congratulated the re-elected 2010 Board members, and welcomed Garth Miller to the Board. Recognition was presented to outgoing Board member Robert Ronnell, for all his contributions to the community.

**TREASURER'S REPORT**

Manager Lin Stauffer reviewed the 2009 Year-to-date budget and projected 2009 Year-end budget. Budget Chair Anthony Brannan reviewed 2009 Reserve allocations: White coating

**SOUTHLAKE RECREATION ASSOCIATION  
ANNUAL MEETING – December 3, 2009  
Page two**

pool, installing dual main drains, new pool tiles, caulking, pool steps and lights, and Kitchen renovation. Chair Brannan presented the Proposed 2010 Budget, and stressed the need for adequately funding the Capital Reserves Fund for anticipated future expenditures and major repairs to the facility. Mr. Brannan opened the floor for questions.

**MOTION #09-74** Chair Schwemmer called for the vote. Lynne DeWitt seconded the motion. Motion passed unanimously. Ballots were collected and tabulated.

**The 2010 Budget in the amount of \$228.00/annual assessment per lot (5% increase in the assessment) and the Proposed 2010 Budget was approved by a vote of 35 in favor and 5 opposing votes.**

**COMMITTEE REPORTS**

**Social Committee**

Chair presented a report on 2009 Community Events, including a Wine Tasting Evening, "Pool Opening", "School's Out Pool Party", "Independence Day Ice Cream Social", "Family Pool Swim Night and Barbeque", Tennis, Aerobics and Swim lessons, Concert on the Lawn, and Fall Halloween event. Chair Schwemmer thanked the various chairs who oversee the social events, and all committee members for their efforts on behalf of the community. Homeowners were advised that community newsletters and postcards have been mailed to advise homeowners of upcoming events.

**Web Site**

Chair Schwemmer expressed the Board's thanks to Bob Ronnell for overseeing the design and continuity of a community web site: [www.southlakerecreation.com](http://www.southlakerecreation.com), to allow homeowners to access Board calendars, minutes, information and forms at any time.

**HOMEOWNER'S FORUM**

Homeowners in attendance addressed community concerns with the Board of Directors, to include repeated vandalism to the property, and homeowners not picking up dog feces and leaving trash on the premises. Manager Lin Stauffer presented Door Prizes to winning homeowners.

**Montclair Property Owners Association (MPOA) History Committee Presentation**

MPOA History Committee member Sarah Romero presented the "Montclair History" book, for sale \$29.95 on [www.montclairva.com](http://www.montclairva.com) web site. Sarah encouraged participation in the MPOA History Committee.

**2010 Assessment Resolution**

**MOTION #09-75** Dan Schwemmer made a motion to approve the 2010 Assessment Resolution. Lynne Dewitt seconded the motion. Motion passed unanimously.

**TIME AND PLACE OF NEXT MEETING**

**MOTION #09-76** Dan Schwemmer made a motion to approve the 2010 meeting schedule of first Thursday of each month, to exclude the January, 2010 meeting. Anthony Brannan seconded the motion. Motion passed unanimously.

**ADJOURNMENT**

**MOTION #09-77** Charles Brown made a motion to adjourn the meeting. Anthony Brannan seconded the motion. The meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Lin R. Stauffer, Manager  
Secretary/Treasurer  
On behalf of Board of Directors

Attachments