

VILLAGE WALK SOUTH OF VERO BEACH
HOMEOWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
September 1, 2015

1. **Call to Order:** 6:02 pm by Bill Mowerson
Roll Call: Present: Barbara Conits
Mike Hanner
Sue Jordan
Bill Mowerson
Hank Schulte
Property Manager: Debra Coburn
2. **Approve Minutes of May 5, 2015**
Motion to approve - by Mike Hanner
Motion seconded - by Bill Mowerson. Passed unanimously.
3. **Manager's Report:** Debra Coburn
 - a. **Account Balances** – 1 member accounts are in the hands of the VWS attorney for past due monies: Lot #26
 - b. **Maintenance Updates –**
lattice removed, light sensors in bathrooms and clubhouse, grasshopper extermination, fence repairs for hurricane season, repaint of bathroom after graffiti, pool furniture repaired and annual tree trimming will begin by first of September
 - c. **Notice of Lien** – none this month.
 - d. **Units closed** –Lot #79 adcock to michaelson, Lot #74 hammel to novack 8/21/15, Lot #100 santos to brigham 7/29/15, Lot #51 aheberle to skoszylas 5/6/15
 - e. **Foreclosures** – Lot #30 Boddy foreclosure stopped sale closing set for 8/28/15.
 - f. **Old Business & Home owner Issues to Manager:** - security issues to be discussed in agenda
4. **Treasurer's Report** – Barbara Conits
Operating Acct: \$41,459.13
Reserve Acct: \$481,276.11
5. **ARC Committee Report:** Hank Schulte - applications by Corey and Mooney for solar fans – approved
6. **Old Business:**
 - a. plantings between 7th street, 6th Manor and 6th Street – removed lattice new potos, all plantings complete
 - b. berm plantings – completed discussed planting of 5-6 myrtles to hide ends of units from IR Blvd – get prices first.
 - c. Pool renos – surface coating this week and hope to start filling by Friday
 - d. Security upgrades after break ins – cameras,sensors, locks, dusk/dawn light and east gate
 - e. website upgrade – signed on with PD go to redesign a more user friendly website
 - d. sidewalk painting removal – approval to remove paint from all four sidewalks
7. **New Business:**
 - a. Entrance gates- proposals for new operators
 - b. painting schedule to start in phase 1
 - c. schedule 2016 budget meeting for October 24th at 8:30am
 - d. contract renewals fro landscaper and management company
8. **Homeowner Questions & Comments:**
9. **Next Meeting:** November 3, 6:00pm VWS clubhouse
10. **Adjournment:** 7:04pm
Motion to adjourn by Bill Mowerson.
Motion seconded by Mike Hanner.

REMINDER: 2015 BOD Meeting Dates (Post in your address book)
Feb. 3, March 3 and (March 17 Annual Meeting), May 5, Sept. 1, Nov. 3, Dec. 1.

