

VILLAGE WALK SOUTH OF VERO BEACH
HOMEOWNERS ASSOCIATION INC.
BOARD OF DIRECTORS MEETING
DECEMBER 6, 2011

Call to Order: 6 p.m. by President Tom Collins

1. Roll Call: Present, Tom Collins
Barbara Conits
Mike Hanner
Hank Schulte
Property Manager Debra Coburn
Sue Jordan, Absent
2. Approval of minutes of November 1, 2011
Motion to Approve: Ms. Conits
Seconded: Mr. Hanner
Passed unanimously
4. Manager's Report, Debra Coburn
Account balances, state of collections noted.
Ms. Coburn reported that one of the VWS units will be sold
on the courthouse steps January 5, 2012.
\$39,000 transferred to Reserve from drainage account.
The remaining \$15,000 in drainage account to be kept in this account to handle
any additional drainage issues that may surface. Maintenance updates:
Fire extinguishers and batteries replace in clubhouse.
Pool lights all repaired. Three lattice panels attached to trellis.
Liens authorized on four units for lack of fee payments.
5. Treasurer's Report, Barbara Conits:
Cash balance in operating account-\$26,961.29
Reserve balance - \$219,479.34
Drainage account- \$15,000
6. Committee Reports: none
7. Old Business:
Bubble up Drain on 6th Street has been repaired.
Mulching of main areas around front gate completed.
Utility easement (\$10,327.50) from Comcast to HOA should be received in early
2012.

8. New Business:

Re: power washing of pool deck and other areas, Ms. Coburn to get bids.

Landscaping unit on the market; Mr. Hanner made a motion, seconded by Ms. Conits, to spend \$175 to landscape unit on the market.

Motion approved.

9. Next meeting, January 3, 2012, 6 p.m.

10. Adjournment. Mr. Collins moved to adjourn, seconded by Mr. Hanner.

Motion approved