

Deerfield Village Community Association  
**REGULAR BOARD MEETING**  
**MONDAY, August 23, 2021**  
**7:00 PM**

The regular meeting of the Board of Trustees of the Deerfield Village Community Association was held at the community center. President Eric Toureilles called the meeting to order at 7:02 PM.

Trustees in attendance were Eric Toureilles (President), Brent Burris (Vice-President), Gerry Hilliard (Secretary), Terry Gray (Treasurer), Jason Nace, Jim Hunt, Hak Dickenson, John Devine and John Murphy.

1. **DETERMINATION OF QUORUM** (6 required)

Eric determined that a quorum was present with all members attending.

2. **APPROVAL OF MINUTES**

After review of the July 26th regular board meeting minutes, Jim Hunt made the motion and Jason Nace seconded the motion to approve the minutes as submitted by Gerry Hilliard. The motioned was passed unanimously.

3. **RESIDENTIAL INQUIRIES**

None

4. **PRESIDENT'S REPORT**

Tarnbrook is to be reopened by the end of the week. A 12" water pipe to Wilson Elementary was damaged and repaired. Windsong is to be opened to bus traffic only. HOA attorney to join us tonight to discuss recently passed legislation that applies to HOA's and specifically to Deerfield.

5. **TREASURER'S REPORT**

Terry Gray referred to Bill Lessels' finance committee report.

6. **MANAGER'S REPORT**

Catherine reported that there had been (6) architectural applications in the works and she has issued (17) pool IDs, and (1) SAYOR agreement. She also reported that the ice machine broke down on Sunday and repairs have been called for.

7. **STANDING COMMITTEE REPORTS** (Including Funding Requests and Board Authorizations)

**A. Landscape Committee:**

No proposals, playground equipment is delayed.

**B. Deeds Committee**

Several architectural applications were reviewed. Guidelines still being Reviewed. The barking issue on Longmoor seems to be under control. Recommended that the situation be monitored but that no action be required at this time.

**C. Recreation Committee**

There will be a Pancake Breakfast this coming Saturday. A Labor Day Pool Party is scheduled for Labor Day. Due to new cases of the covid virus, the Committee asked if the Music on the Green party for September 11<sup>th</sup> could be rescheduled for some time in October. No objections from the Board.

**D. Tennis**

2022 budget was submitted and is slightly less than what was in the 2021 budget.

**E. Security Committee**

A discussion was held and determined that a formal request was needed from the Board to the MUD #136 for a donation for the playground, and possibly include the diving board and security projects for a total of \$85,0000. Eric Toureilles made the motion and Terry Gray seconded. Motion was passed unanimously. Motion clarified that funds received by the MUD would be utilize for the 2<sup>nd</sup> playground, diving board, and enhancing security systems. It also included that Eric would make the request to the MUD 136 at their next meeting, as requested by the MUD 136 president. The SEAL sign proposal will be submitted at the next monthly meeting.

**F. Community Services Committee**

Committee working on 2022 budget request. Curbing for Patio Home Section has been determined to be a homeowner's responsibility.

**G. Financial Services Committee**

Through July we are running \$35,786 under budget. We are at a 97.7% collection rate for 2021 assessments and 97.4% of those on pay plans have paid in full. The 2022 budget requests are due from regular committees by September 1<sup>st</sup>.

**H. Swimming Pool**

A request has been made to the committee that the SAYOR time be changed from 6am to 5am. Brent Burris objected to this time change. The matter was tabled until there is a formal request is made. There are pending expenses over the diving board replacement and repairing cement joints. Discussion was held concerning the driving board versus a slide and also, the use of Deerfield resident lifeguards.

**I. Fence Committee**

An opening meeting will be held on September 8<sup>th</sup> at 7pm in the clubhouse. Proposed contractor is willing to reduce his contract by \$40,000. Delivery of first portion of the TREX fence within four weeks.

**8. OLD BUSINESS**


None.

**9. NEW BUSINESS**

A motion was made by Eric Toureilles to accept the proposed Management Certification and Administration Policy. The motion was seconded by Terry Gray and was unanimously passed.


Attorney Michael Gainer discussed how the new state legislation that goes into effect of September 1<sup>st</sup> will affect our rules and policies. A discussion was held about having the general meeting reopened for teleconferencing due to the new spread of the covid virus. It was decided to do so for beginning next meeting. In addition, masks will be required to enter the association's office. Should Mr. Hopko want a meeting to discuss previous issue the board has set a meeting date of either the 15<sup>th</sup> or 16<sup>th</sup> of September.

- . The monthly general meeting was adjourned at 8:46pm to go into Executive Session.
- 10. EXECUTIVE SESSION  
No Executive Session needed.
- 11. ADJOURNMENT  
A Motion to adjourn was made at 8:46PM by Terry Gray and seconded by Eric Toureilles. Motion was unanimously approved.



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Submitted by William G. Hilliard  
DVCA Secretary



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Accepted by: Eric Toureilles  
DVCA President