

Deerfield Village Community Association  
**REGULAR BOARD MEETING**  
**MONDAY May 23, 2022**  
**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 7:06 PM.

Trustees in attendance were Eric Toureilles (President), Brent Burris (Vice-President) Gerry Hilliard (Secretary), Terry Gray (Treasurer), John Murphy, John DeVine, and Bill Wilkinson. Eric Toureilles has the proxy for Doug Landry.

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

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

2. **APPROVAL OF MINUTES**

After review of the April 25, 2022, general board meeting minutes two corrections were needed, with the noted corrections, Terry Gray made the motion and Bill Wilkinson seconded the motioned to approve the minutes. The minutes of the meeting were approved unanimously.

3. **RESIDENTIAL INQUIRIES**

Resident, Richard Hall brought to the board's attention that one of his neighbors keeps a pig in their front yard, also leaves his trash cans out in the street. He has brought this to the attention of the DVCA office. A motion was made later in the meeting by Eric Toureilles to reopen Residential Inquiries to hear the complaints of Art Reyes who is representing Jon and Anita Reyes, the motion did not pass.

4. **PRESIDENT'S REPORT**

Eric wished to congratulate all those graduating 2022 seniors.

5. **TREASURER'S REPORT**

Terry Gray mentioned the financial reporting in the DVCA newsletter is constantly improving and deferred our financial condition to Bill Lessels on his report.

6. **MANAGER'S REPORT**

There were, (14) AAs, (12) SAYORs issued, (9) rentals, and (28) pool IDs issued. Also, there were (2) pool party applications and (6) rentals.

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

**A. Landscape Committee:**

Sprinkler crew repaired sprinkler system and now should be in good condition. A proposal was presented for electrical and water meter modifications to the Keith Harrow entrance and to add LED lights and receptacles. The cost will be \$3,697. Bill Lessels stated this would cause a \$1,900 deficit in the landscape budget. A motion was made by John Murphy and seconded by Bill Wilkinson to approve the expenditure. The motion was approved unanimously.

**B. Deeds Committee**

No report.

**C. Recreation Committee**

No report was presented. (1) new member has been added.

**D. Tennis**

No report.

**E. Security Committee**

No report. However, the committee has added four members. With this Addition election of officers will be held in two months.

**F. Community Services Committee**

No formal report. However, (2) proposals were presented. Proposal # 1 is for the replacement of the air conditioning unit at the annex. Cost is \$9000.00 and the budget has significant reserves to cover cost. A motion was made by Eric Toureilles and seconded by Brent Burris to approve the expenditure. The motion was passed unanimously. The second proposal was to approve repairs to the residential mailboxes. The post office has determined that DVCA is responsible for mailbox repairs. At this time residents effected by damaged mailboxes are not receiving mail delivery. Thew cost of repair is \$1,475. A motion was made by Terry Gray and seconded by Brent Burris to authorize the expenditure. The motion passed unanimously.

**G. Financial Services Committee**

Bill Lessels reported that we are \$1,462 under budget. See attached

Exhibit "A" for full report.

#### **H. Swimming Pool**

The baby pool is now usable It was drained and cleaned. There is a possible pool leaked in the main pool. This will be watched and fixed at a later date if needed. Committee looking at purchasing new umbrellas. The driving board area is usable and waiting on arrival of new diving board.

#### **I. Fence Committee**

There have been delays in completing the perimeter fence along Windsong Trail. A fiber optic cable runs along Windsong Trail and if cut there is up to a \$60,000 fine. Fence company is having to dig post holes by hand so to not hit cable. Fence is expected to be completed by end of June. Glenn Sommer discussed fence expenditures.

#### **J. Election Committee**

None.

### **8. OLD BUSINESS**

The board reviewed the revised minutes of the general meeting of February 28, 2022. A motion was made to accept the revised minutes by Eric Toureilles and seconded by Terry Gray. The motioned passed unanimously. The minutes of the March 16<sup>th</sup> special meeting need to be submitted.

### **9. NEW BUSINESS**

The Deeds Committee membership is now Brent Burris, Hak Dickerson, Terry Gray, Janelle, Meyer, Eric Toureilles, Bill Wilkinson, and Christine. The new officers for the Deed Committee names were submitted for board approval. A motion was made to approve the officers as submitted by Eric Toureilles and seconded by John Murphy. The motion passed unanimously. Two residents applied for the open board trustee position. They were John Kneeland and Gabriel Lavine. A paper ballot was taken and John Lavine was voted in to replace Jim Hunt's vacated position. He will be installed at the June 27<sup>th</sup> meeting.

10. The monthly general meeting was adjourned at 8:19 pm and Eric motioned to go into Executive Session. Motion was seconded by Brent Burris with unanimous approval.

### **11. EXECUTIVE SESSION**

Bill Lessels was asked to attend this meeting to discuss ongoing legal actions

with homeowners that have been referred to DVCA's attorney.

Executive session ended at 9:02PM

A motion was made by Brent Burris and seconded by Gerry Hilliard to authorize referral of this matter of Property A to our attorney and it was approved unanimously.


A motion was made that a pre-attorney letter be sent and if no compliance then an actual attorney's letter be sent on Property B. The motion was made by Terry Gray and seconded by Brent Burris and was unanimously passed.

12 ADJOURNMENT

A Motion to adjourn was made at 9:09 pm by Eric Toureilles and seconded by John Murphy. Motion was passed unanimously.

William Hilliard

Submitted by William G. Hilliard  
DVCA Secretary

  
Accepted by: Eric Toureilles  
DVCA President