

Pawnee Hills Community Association
Board of Directors Meeting
February 10, 2011

Board members present: Tina O'Bryan, Pam Schultz and April Osborn were present. The meeting was called to order at 6:15 pm. Motion was made to approve the agenda. Motion was seconded and passed.

Communications from Homeowners:

We received a letter from RC Cuellar regarding conditions of arena – letter is attached to official minutes filed. I had contacted RC to explain that one of her issues had already been taken care of and that the rest of her concerns should be addressed in the spring and that since we depend on volunteers we have to work around their schedule.

Activities Committee – Karlene Herbrand

The picnic has been changed to be after the Homeowner's Meeting in July. The Easter egg hunt and party information will be included into the next newsletter.

Treasurer's Report-Sandy

The account balances are as follows: petty cash \$350, checking \$28,465.49, savings \$1,751.97 total operating \$30,567.46 and reserve account is \$30,269.19. The bank balance as of the end of January is \$60,836.65. There were no write offs for the months of November, December 2010 and January 2011. All of the bills from November and December and the bills that have been read for January have been approved. Month's ago State Farm had a "mortgagee" listed on our policy – it has now been removed and now have new paperwork reflecting that change.

Facility Coordinator Report

The 2010 projects completed were the retaining wall project, the roof repairs to the barn and the mailbox shelter, replaced the steam room exhaust fan, repaired the clubhouse flashing, repaired the water damaged flooring and molding in the basement public room, temporarily repaired the coping stones in swimming pool and replaced the missing tiles in the swimming pool.

The 2011 project plans under consideration are to paint the basement (hall and restrooms) with high quality spa paint (materials already purchased), stain mailbox shelter, deck, fencing and clubhouse entrance (some materials already on hand).

Necessary repairs to the swimming pool are the coping stones, surfacing, tile and the heater.

Equestrian – No report.

Activities – No report.

Newsletter - Tina

We will be running the tax ad in the newsletter until April 2011.

Nominating – No report.

Website – No report.

Welcoming Committee – will get the directory sheets to Diane Minion.

Board Business:

We collected some e-mail addresses from the homeowners who attended the Annual Meeting in January we will get those to Cynthia so she can send out the newsletter to those who have signed up to receive them via e-mail.

The Department of Regulatory Agencies – Division of Real Estate – HOA Information and Resource Center has implemented a law that all homeowner's associations must register with them. Their charge for this registration is \$8.95. PHCA is currently registered with the State and is now in compliance our number is 21576.

Motion was made to adjourn the meeting, motion was seconded and passed.
Meeting adjourned at 7:25 pm.

Respectfully submitted,

Tina O'Bryan - Secretary