

Pawnee Hills Homeowners Association  
Board of Directors Meeting  
October 11, 2012

Meeting called to order at 6:05 pm. Motion made to approve the agenda, Motion seconded and approved.

Board Members Present: Tina O'Bryan, Pam Schultz, Dennis Brown, Ginger Wood and Andrea Garnhart

Facility Coordinator: The signs are on order for the arena. Dave from Wood Protector has given us a receipt for the materials and he should be done with his bid by Friday. There is a bid for tree pruning for the median and clubhouse area. Fruit trees cannot be done until January. There was a roof bid giving us an idea of costs if and when we would need to replace the roof for the clubhouse (\$6,080), the pavilion (\$4,160), the small shed (\$1,600), the mailbox shelter (\$1,600) and barn (\$10,240).

Need to put gutter extensions at the mailbox shelter and get rid of the black drainage pipe. Need to paint the sign letters white.

We will need additional spa paint for the downstairs to touch up some areas. The spa paint has worked the best for that area.

Activities committee locked bulletin board and replacement bulletin boards need to be ordered. Tina will order them.

Communications from Community Members: none.

Treasurer's Report: Sandy Perry Bank balances at the end of September, Petty cash- \$350, Checking- \$24,423.03, Savings-\$31,805.72, Replacement fund \$19,357.37. Total operating \$75,936.12. Motion was made to approve the bills as read. Motion seconded and approved. No write offs for the month of September.

State of Colorado is requesting I-9 information on any employees that we currently have employed.

ACC: Pete Smilanic: Any building/structure over 120 square feet needs to have a building permit from Elbert County.

Equestrian: Diane Minion.

Activities: Karlene. Fall festival will be here at the clubhouse on October 20<sup>th</sup>. Jim Garnhart will be putting up the Christmas lights at the mailbox shelter.

Newsletter: Leann is not longer able to do the newsletter. Tina will take over until someone else volunteers.

Nominating: Pam Schultz

Website: Sandy Perry. Need to get new information for website host to board.

Welcoming Committee: none

Board Business: We will be catching up on all of the missing minutes.

Covenant violation letter went out to Visocky's at 1166 Belgian trail regarding chickens. Letter #1 went out on October 9, 2012 giving them 30 days to come into compliance.

The board discussed the 2013 budget and motion was made to not increase the dues for 2013 and that they will remain at \$54.94. Motion was seconded and approved. The board went over the 2013 budget number, made revisions and will officially vote in the budget at the next scheduled meeting.

Open Forum: none

Motion made to adjourn the meeting. Motion seconded and passed. Meeting adjourned at 7:20 pm.

Respectfully Submitted,  
Tina O'Bryan