

Pawnee Hills HOA
Board of Directors Meeting
September 12, 2013

Meeting called to order at 6:10 pm. Board members present: Tina O'Bryan, Pam Schultz, Andrea Garnhart and Ginger Wood. Motion made to approve the agenda. Motion seconded and approved.

Open Forum: None

Report from Treasurer: Sandy Perry: Bank balances for period ending August 2013. Petty cash: \$350.00, Checking: \$19,959.83, Savings: \$61,883.75, Reserve fund: \$35,542.33, Total funds: \$117,735.91. Bills read and motion made to approve the bills. Motion seconded and approved. No write offs for August. Workman's comp audit is due next week. Sandy to consult with Cynthia to verify completion of this. A bill remains outstanding for Rattlesnake drain, Sandy to consult with Cynthia to see if this was paid from petty cash.

Report from Facility Coordinator: Bids are being obtained for new doors for the clubhouse to bring us into compliance. Also getting bids for new roofs on the clubhouse, mailbox shelter, and pavilion as well as for tree maintenance.

Communication from homeowners: None

Architectural Control Committee: None

Activities: The neighborhood garage sale was a success. Feedback from those that participated was a desire to have the sale at the end of June or early July. The Family Fall Festival will be on October 19 at the clubhouse. More decorations to be purchased for decorating the mailbox shelter in December. The Holiday Decorating Contest will be in December. All events to be posted in the newsletter.

Equestrian: None

Directory and Welcoming: Tina working on updating the directory.

Newsletter: Newsletter has been revamped and improved.

Nominating: Elections for new board members will be held at the January Homeowners meeting. Tina O'Bryan, Pam Schultz and Andrea Garnhart up for re-election. Anyone interested in being on the board please contact Pam Schultz to be put on the ballot.

Website: The website is still experiencing problems and remains off line. Lomara Internet Solutions will provide needed upgrades and repairs at a cost of \$250. Motion made to approve the upgrade/repair of the website. Motion seconded and approved.

Board Business: Have not heard back from Sun Country HOA regarding sharing cost of speed radar sign. Will table this item. Question has come up regarding proxies and whether they can be used to establish a quorum at a homeowners meeting if there is nothing up for vote. Board is requesting a legal opinion regarding this. Formulating a new Rule and Regulation stating that all items to be put up for a vote must first be sent out to all homeowners. No voting will be done without first notifying the whole community.

Covenant violation at 1213 Pawnee Pkwy is being addressed; homeowner notified that action is needed by September 27, 2013 to advise board when violation will be brought into compliance. Covenant violation involving 1365 Sioux Trail is now in compliance. Regarding the ballot issue of October 2012 regarding chickens, the board has determined that the vote results are invalid because the ballots were shredded and destroyed following the voting. Any issues that come up for vote-the ballots need to be kept for verification purposes and filed at the clubhouse.

Due to non attendance of 5 out 9 meetings, motion was made to remove Dennis Brown from the Pawnee Hills HOA Board of Directors. Motion seconded and approved.

Board was notified by CMA that storage of archived PHCA records will be done via Iron Mountain Storage facility for a fee of \$25.00 per month. Motion made regarding storage of records, seconded and approved.

The Board discussed the job description for facility coordinator position. A board member will be assigned to oversee facility coordinator position.

ACC rules and regulations to be clarified to state that for continuity of construction the primary residence needs to be completed first and that the project needs to be completed in 180 days. Board to begin discussion regarding 2014 Budget at next HOA meeting.

Motion made to adjourn meeting, seconded and approved. Meeting adjourned at 7:20 pm.

Respectfully Submitted,
Andrea Garnhart, Board Member