

Pawnee Hills HOA  
Board of Directors Meeting  
August 9, 2108

Quorum of board members has been met. Board members in attendance: Cynthia Cregger, David Powell, Paulette Cresawn, Darin Damiani. Meeting called to order at 7:00pm.

**Announcements:** Two new board members have been added, Paulette Cresawn and Darin Damiani. Rachel Larsen has resigned from the Equestrian committee. The board to send Rachel Larsen a note of thanks for her service to the Equestrian committee. Stacey Damiani is the new Equestrian committee representative.

**Approval of Minutes:** Motion made to approve the June BOD minutes seconded and approved with corrections. No meeting in July.

**Approval of Agenda:** Motion made to approve the agenda, seconded and approved.

**Open Forum/Communications from Community Members:**

3-minute time limit per person.

Homeowner, Stacey Damiani requests to represent the Equestrian committee.

**Reports:**

**Treasurer:** Sandy Perry-Bank Balances as of July 31, 2018: Petty Cash-\$350, Checking-\$15,389.36, Savings-\$27,325.83, Debit Card-\$1,593.67, Reserve-\$41,791.90, Total Operating-\$89,068.27.

Approval of bills-the bills have been read. Motion made to approve the bills seconded and approved.

**Website:** Sandy Perry-No changes

**Facility Coordinator:** Jim Garnhart-Jim suggests we spray some weed control surrounding the arena area. Plan to consider this as a budget item for next year. Pool heater needed a repair. To repair the pool light, it will be necessary to partially drain the pool below the level of the light. Motion made to repair the pool light when the pool is closed for the season seconded and approved. Lawn tractor still in for repairs. New trash cans have been placed at the pool.

**Architectural Control:** 1723 Pawnee Pkwy- replace deck-Approved. 35253 Cherokee Trail-new Cleary Building-approved.1243 Sioux Trail- painting house-Approved

**Covenants:** Paulette Cresawn-Preparing to send some covenant violation letters.

**Activities:** Robin Pickering-Upcoming fall festival. Large item pickup to be held November 3.

**Welcoming:** Robin Pickering-Continues to welcome new homeowners.

**Equestrian:** Stacey Damiani

**Newsletter:** Andrea Garnhart-For information purposes want to add covenant information to the newsletter. Have items submitted by the 24<sup>th</sup>.

## **Old Business:**

- A. Deck Payment/Pool light repair-Final payment will be made following light repair.
- B. Ballot Count Update-Currently have 74 affirmative votes. Will be doing a second mailing September 13<sup>th</sup>.  
Ballots will be mailed to addresses we have not heard from.
- C. Calendar-For future boards-Tabled currently.

## **New Business:**

### A. Board Member Appointments

New board members were appointed outside of a board meeting

One via email

One at the July 29, 2018 meeting

One yet to be appointed

B. PA system-Jim to purchase one prior to next homeowner meeting in January.

C. Internet Provider-Our service is very slow and poor. Will call and see what options are out there.

D. Employee Job Descriptions-Tabled until next meeting.

E. Management Company-As of August 31, 2018 CMA no longer in business. New management company representatives here to explain their services.

\*M&M Management Company

\*Diversified Management Company

\*Sandy states she has a contact that was a former employee with CMA that works with a management business, CPMS and she was very competent and easy to work with.

The board will consider all accounting and property management options and decide.

F. Covenant Violation Letters board approval.

G. Bylaw Resolution Discussion-Number of board members-Required to have 5 board members. Need a quorum to conduct a meeting.

Next Meeting-September 13, 2018

Motion made to adjourn meeting seconded and approved. Meeting adjourned at 9:24 pm.

Respectfully Submitted

Andrea Garnhart

Secretary