

Pawnee Hills HOA
Board of Directors Meeting
January 10, 2019

Quorum of board members has been met. Board members in attendance: Cynthia Cregger, David Powell, Darren Damiani, Robert Reese, Paulette Cresawn. Meeting called to order at 7:05 pm.

Announcements: None

Approval of Minutes: Motion made to approve the October and November minutes seconded and approved.

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

Open Forum/Communications from Community Members:

(3-minute time limit)

A homeowner comments about the increase in the speed at which cars travel in Pawnee Hills. Discussion regarding adding additional signage. Jim to contact the county regarding requirements. Jim to get estimates on cost of signs.

Jim received a request from a homeowner to have a water pump inside the barn.

Reports:

Treasurer: Sandy Perry-Bank Balances, Operating Acct: \$73,774.78, Debit Card: \$2,246.77 Reserves-\$7,137.60. These totals are unconfirmed. Pawnee Hills gets their financials from the management company on or about the 20th of the month.

Approval of bills-The bills have been read and motion made to approve the bills as read seconded and approved. Cynthia to contact Diversified Management company regarding the \$60 charge for the website. Per our contract the website service was to be free.

Website: Sandy Perry-Newsletter has been posted.

Facility Coordinator: Jim Garnhart

Obtained bids for a Porta-Potty at the barn \$199-\$229 month.

The light at the pool is still in need of repair. Will need to be completed prior to pool opening. This is tabled for now.

Replacing the exit signs at the club house with LED lights could potentially save the HOA approx. \$120 per year, Jim to get bids on replacing these lights by an electrician.

Obtained information on AED. Cost approximately \$1275-\$3000. Requires training semi-annually. Tabled at this time.

Direct Link internet provider to come next week to install internet provided they can get line of site.

Christmas decorations have been put away. May need to replace some of the lights next year.

Architectural Control: 1344 Belgian Trail is beyond 180 days for completion of project. Will follow up with homeowner.

Covenants: Paulette Cresawn-Have not received final document from the attorney yet.

Activities: Robin Pickering-Robin to get refreshments for the January Homeowner meeting.

Welcoming: Robin Pickering-Continue to welcome new homeowners.

Equestrian: Stacy Damiani-Planning to improve the signage on the trails and will bring a plan to the next meeting. Planning an equestrian social next month.

Newsletter: Andrea Garnhart-Newsletter was sent this month.

Old Business:

- a. Resolution-Number of Board of Directors-Document reviewed. Must have a minimum of 3 board members to conduct business. Motion made to send this document to the attorney for review seconded and approved
- b. Discuss Savings VS CD-Tabled for now.
- c. Barn-Electrical Upgrade-Board to meet at barn to determine needs.
- d. Barn-Port-a-Potty-As above
- e. LED exit signs-As above
- f. Under deck storage and lattice-tabled until next month. Jim to bring a drawing and plan.
- g. Re-Key Project-Plan to re-key facility prior to January Homeowner meeting seconded and approved.

New Business:

- a. Collection Policy/Procedure Rules and Regulations-Board members to review these revised documents prior to next meeting. Plan to make process less punitive. Question whether the HOA should absorb late fees or pass them on to the homeowner. Board will have a working meeting to review this policy and others.

Next Meeting-February 27, 2019

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

Respectfully Submitted
Andrea Garnhart
Secretary