

Pawnee Hills HOA
Homeowners Meeting
January 28, 2023

Call To Order: Meeting called to order at 10:05 am.

Declaration of Quorum-Certification of Proxies: Quorum of board members has been met. Board members in attendance: Randy Burns, Thom Corrigan, Tina O'Bryan. Quorum of homeowners has been met- 51 present in person and by Proxy.

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

Approval of Minutes: No minutes due to no quorum at last HOA meeting.

Announcements: Community voting on 5 board members depending on successfully reaching a quorum of 51 members. The nominees were given an opportunity to speak to those present. Ballots distributed.

Reports

Facility Coordinator-Jim Garnhart-Main project for last year was replacing the mailboxes. A new camera system was also installed at the mailbox shelter. We have had no vandalism incidences since. Had to replace the water heater and the water tank at the clubhouse.

Treasurer Report-Sandy Perry-The bank balances have been read; Randy explained the board worked very hard to balance the budget without raising dues. States many costs to the HOA are due to vandalism.

Web Site-Sandy Perry-The host for our website is going out of business-Sandy researching new providers and will have it set up in the next few weeks.

Equestrian-Rachel Larson-Having a special presentation on Sunday March 5 by experienced NATRC competitors Bill and Diane Wingle of Franktown. Hoping to have a good turnout. Purchasing some new equipment for the arena.

Welcoming-Sandra Corrigan-Welcomes new homeowners to the neighborhood with a welcome basket. Asks if there are any homeowners with business that would like to include anything in the baskets to promote their business.

Activities Committee-Andrea Garnhart and Robin Pickering-Book Club/1st Thursday of the month. April-Easter Egg hunt at the clubhouse. 4th of July parade. Possible July homeowner meeting BBQ. October-Trunk or Treat. December-Holiday light contest.

Architectural Review Report-Randy Burns-Reminds homeowners to turn in ARC paperwork prior to beginning any projects.

Open Forum/Communications from Community Members: Please follow the meeting rules.

There is a nomination from the floor to elect the 5 nominees by a show of hands. There is a homeowner present with 20 proxies that votes no on this nomination.

A homeowner states there is a problem with some loose, viscous dogs that have attacked homeowners in the neighborhood. He plans to initiate a petition and go to the county to lobby for some animal control resources.

A homeowner asks why the board is paying an out of state management company \$11,000 for bookkeeping services. Is there not a local bookkeeping option that would do this for less expense? Also asks why the management company sends paper statements every month even if a homeowner asks them not to.

Homeowner asks if a “garden” needs approval from the HOA. Answer is no.

A homeowner asks that the HOA be dissolved, and the amenities and common areas be turned into a private club.

A homeowner asks about the Articles of Incorporation and states there should have been a vote by the home ownership to get them finalized. Tina O’Bryan states, based on her research, a vote is not necessary. It is a simple matter of updating the information and filing it with the state.

Homeowner salutes those who came to the meeting and encourages homeowner participation.

3-minute time limit per person.

Unfinished Business:

- A. No report due to no quorum at the July Homeowner meeting.

New Business

A. Voting results for Community appointed board members and the next step.

Election for board members held, Randy Burns, Thom Corrigan, Tina O’Bryan, Tina McKenna, and Scott Braun elected to the board of directors.

B. Our move to use Email Communications as well as other means of communicating to the community. (Other than official notices as dictated in our covenants/bylaws).

The board would like to use email as an additional means of communication with the homeowners. This will be in addition to notices at the mailbox shelter, and the Facebook page.

*Winners of the \$100 gift card raffle- Sylvia Bingham and Patricia Clark.

Next Meeting-February 28, 2023-Monthly Board of Directors Meeting.

Motion made to adjourn meeting seconded and approved. Meeting adjourned at 10:45am.

Respectfully Submitted
Andrea Garnhart
Secretary

Pawnee Hills HOA
Homeowners Meeting
July 29, 2023

We did not have a minimum quorum of homeowners present so no meeting was held.

Respectfully submitted,

Andrea Garnhart

Secretary