

Pawnee Hills HOA
Board of Directors Meeting
March 26, 2024

A quorum of board members has been met. Board members in attendance: Randy Burns, Thom Corrigan, Tina O'Bryan, Tina McKenna, Scott Braun

Call To Order: Meeting called to order at 6:01pm.

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

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

Announcements: None

Open Forum/Communications from Community Members: (Sign in with intention to speak.

Be sure to follow the rules for a board meeting.

3-minute time limit per person.

Tom Gravell responds to a letter received about nuisance dogs. States steps have been taken to remedy the barking situation by keeping the dogs in overnight and not letting them out until after 7:30 am, after the school bus goes by. States his dogs are friendly. The board states they are satisfied with the homeowner's response to the complaint.

Reports

Facility Coordinator-Jim Garnhart-Our new internet is operational now. The Wi-Fi password is Club35644. Want to drop Front Point security system. It is not connected to the new Wi-Fi and would be quite difficult to get it connected. Will begin looking for a new wireless camera system. Motion made for a wireless camera security system to be bought for the clubhouse for an amount not to exceed \$500.

The new phone will be a VoIP internet phone. The phone itself will cost about \$90. The monthly cost for a business phone is about \$20 per month. Still looking at different options. Motion made to convert to a VoIP phone with a start-up cost of \$100 and a monthly cost of \$20, seconded and approved.

Getting bids for painting the bathrooms and lower hallway. Motion made to use Certa Pro for our painting seconded and approved. The board has chosen Whisper White as the color.

Getting the yard cleaned up, plan to fertilize the yard and apply pre-emergent at the mailbox island. Plan to buy a sprayer to apply yard products.

A large item pickup is scheduled for May 18, 2024, and will be arranging the dumpsters. Will put up posters to advertise. Jim will be out of town May 8-12.

Treasurer Report-Sandy Perry-Did not receive a financial packet this week from ACCU. Sandy has questions about how ACCU is coding the expenses as they come in. States the bills are being slow to be paid.

Sandy to take records to be shredded to the UPS store due to the large volume of items.

Web Site-Sandy Perry-Nothing to add.

Equestrian-Rachel Larson-None

Welcoming-Cindy Angers-No new owners to welcome this past month.

Activities Committee-Andrea Garnhart and Robin Pickering-Good turnout for the Easter egg hunt.

Architectural Review Report-Randy Burns-New greenhouse 1724 Kiowa Trail-approved. Randy would like to remind homeowners that any improvements or changes to the exterior of your home requires an ARC submission and approval from the HOA board.

Old Business:

- A. Arena grounds survey-The survey has been completed. The board reviewed the survey on the Platte map, it verifies what we have known. Will be sent to the attorney to draw up a letter.
- B. ACCU-It has been 2 months since they took over. Have had homeowners complain they have not been credited for their payments, and some have received penalties. Not receiving the financials on time. Plan to have a representative from ACCU come to a board meeting.
- C. Pawnee Hills Logo Contest-how will it be voted on? Plan to place the submissions for the logo contest on the Facebook page. The winner of the contest will receive a gift card.
- D. Have about 11 homes with no email address on record. Suggest sending a return postage post card asking for email addresses.

New Business:

- A. Junk cars discussion- tabled for now.
- B. Set up group emails-Scott to set up group emails.
- C. New ARC checklist-Randy has updated the checklist. Changes discussed amongst the board. Motion made to approve the changes to the Architectural Review Committee checklist, seconded and approved.

Executive Meeting

Next Meeting-April 23, 2024

Motion made to adjourn meeting seconded and approved. Meeting adjourned at 7:37pm.

Respectfully Submitted

Andrea Garnhart

Secretary