

The Park HOA Board of Directors Meeting

Meeting Minutes

Oct. 10, 2016 @ The Hartman Residence

Members Present: Brooke Mueller, Bill Packard, Stephanie Hartman, Ray Walker, and Grant Delmar.

Guests Present: Vergil Esau, Ann Bolton, Joyce Batterson, Mike Dudek, Roy Richter, & Allyson Houlden

Call to Order: The meeting was called to order at 6:01 pm, at the Hartman residence.

Quorum Established: A quorum was established.

Approval of Agenda: Motioned to approve by Grant Delmar, seconded by Bill Packard.

Approval of Minutes: Motioned approved by Ray Walker, seconded by Bill Packard.

Introduction of guests and purpose.

Roy Richter, resident, had concerns regarding the verbiage describing annoyance/nuisance, Covenant #7 regarding livestock/common pets and what is “usual or ordinary,” and Covenant #19 in general.

Ann Bolton, resident, wanted to ensure that the documents had been vetted by a lawyer/legal representative, Vergil assured they had been.

Joyce Batterson, an attorney and resident had concerns regarding Covenant 1.2 and what is considered a single family dwelling and Covenant 12.1 and licensed contractors.

Mike Dudek, resident, wrote a proposal for multiple changes to Covenants 16 & 17 regarding the Architectural Control Committee approving changes and improvements in the neighborhood (attached as last page).

Vergil Esau, resident and head of By-Laws and Covenants Committee, stated that he was aware the Covenants were not perfect and if they passed then he would suggest amendments taking into consideration the feedback from homeowners and residents, especially regarding Covenant 19. The same applies if the Covenants do not pass.

President’s Report – Stephanie Hartman:

The Nominating Committee has been formed and consists of: Cindy Ainsworth, Kim Logan, Roy Richter, Kay Esau, and Dan McGrew.

The Audit Committee has also been formed and consists of: Janice Lollar, Jan Capps, Leann Todd, and Rebecca Lucas-Bordeaux.

A new clock needs purchased for the pool and we’re hoping one will be found on sale by Stephanie.

Request for a special thanks to Heiland Roofing on our website and/or in the grass by the pool for the donation of roofing materials. Grant motioned for a bid for a Thank you sign and large

round fence poles for the loitering sign that fell over this summer in the commons area by the pool. Brooke seconded the motion.

Bill Packard – Vice President’s Report:

The entrance project will be moving ahead this Sat. Oct. 22nd. Several people helped dig and straighten the pillar and reinforce with cement.

Treasurer/Pool Report – Ray Walker:

Reviewed the financials and monthly statement. A majority of the our bills consist of commons area mowing, water for the pool, electric, mailing out the voting packets to homeowners, insurance, and Aquasizers.

There are 6 or 7 homeowners behind more than 60 days on their dues. Ray will reach out with ideas on collecting these dues. Liens against homeowners need renewed every 5 years at a cost of \$35/each. Ray will provide lien info in the next meeting.

The Pool cover was fixed at Oil Field Shelters cost less than \$600.

The lighting at the pool will be addressed first by changing the bulb on the pole for the playground, if that doesn’t work research will be done to get the light replaced.

The Security system will be updated with help from David Mueller. Date TBD.

Secretaries Report – Brooke Mueller:

Brooke and Stephanie will start working on the Annual meeting powerpoint with the rest of the board’s assistance as needed.

An Action items tracker was created for internal purposes only, and proposed to the board to help members stay on top of their “to do’s” lists. All were in favor.

There is a need for more Directories to be created, including corrections. Stephanie will chack with Cindy Ainsworth to see if she has any. May need to print 10 – 15.

David was able to finish the shelving in the shed that had been assigned to Moses Martinez (no longer on the board). He noted that the air vents need sealed up and the bolts need screwed down. Grant said that he will get the bolting completed.

Grounds Report – Grant Delmar

Jason the lawn guy will bid the ravine work as we are closer to starting that clean-up project. Grant will also get another bid.

Rock from the playground will be used in the ravine and fine sand will be used temporarily until rubber can quoted and installed. Rob Hartman will reach out to the city to find out who they use for their rubber playground material.

CLOSED SESSION – Board discussed the voting, pool vandalism, and opening on the board.

Adjournment:

Meeting was adjourned at 9:00 pm by Bill, seconded by Grant. Motioned carried.

The next board meeting will be at 6:00 pm on Nov. 14th at the Hartman's residence (2507 S. Teton Circle) unless otherwise stated on the website.