

**PARKVIEW HEIGHTS HOMEOWNER ASSOCIATION
BOARD MEETING AGENDA
TUESDAY MARCH 25, 2025, 6:30 PM
22277 EAST LAKE LANE**

ESTABLISH A QUORUM (Three of Five directors needed to reach quorum)

Pat Altebaumer, President
Ed Dettling, Vice President
Clay Conner, Secretary
Darcy O'Dell, Bastedo, Treasurer
Artem Ivushkin, Member at Large
Dan Anderson Metro Property Manage

I. APPROVAL OF THE AGENDA; DISCLOSURE OF CONFLICTS OF INTEREST

- A. The Board approves the agenda or makes motions to recommend modifications.
- B. Board members disclose any conflicts of interest regarding agenda items.

II. SPECIAL GUEST – A.J. Brown, Commercial Fence & Iron Works Owner

III. APPROVE MINUTES – Minutes from the previous Board Meeting (November 14, 2024) to be approved.

IV. FINANCIALS – October, November, December, 2024, January, February 2025 Financials to be approved pending final audit.

V. ARC ITEMS FOR RATIFICATION –

- 6032 STW - New Exterior Paint Scheme - Approved 2-6-2025

VI. OTHER BUSINESS ITEMS FOR RATIFICATION – None

VII. MANAGERS REPORT- Included

VIII. NEW BUSINESS & ONGOING BUSINESS

- A. Federal Corporate Transparency Act (CTA) Effective March 21, 2025 – The New Law Failed In Court, All Copies Of Drivers Licenses Have Been Deleted
- B. New Collection Law, Association Policy Change Required WIP
- C. Schedule Spring Walk-Through
- D. Schedule Spring Dumpster Roll-Off Weekend
- E. Schedule Next Board Meeting – June Date, Time And Format/Location
- F. Provide Newsletter Topics
- G. 2025 Landscape Maintenance Proposals. Alex and Sons In-Packet. All-Star Landscape Booked. Brightview Landscape Too Small Of A Property. DCSP, Environmental Designs And LMI Colorado Await Proposals
- H. Survey Results Provided, Three Rail Open Space Replacement TREX Fence Line Project. Refreshed Commercial Fence & Iron Works Proposal \$168,473.00 Plus \$9,406.80 To Add 14 Gauge Welded Wire Mesh = \$177,879.80. New Split Rail Fence Company \$170,687.00 Plus \$7,806.24 To Add 14 Gauge Welded Wire Mesh = \$178,493.24 – Fall Project - Vote
- I. Tree Maintenance Proposals – Darcy And Clay Volunteered To Over See On-Site Work Taking Place – Vote

VIII. HOMEOWNER FORUM - The Homeowner Forum is allotted for the homeowners to bring questions, suggestions, and comments to the attention of the Board. It is also your opportunity to comment on the topics listed on this agenda. We have set aside 30 minutes for this item. The Board may either add your topic to the agenda or put it on the agenda for the next meeting. No homeowner correspondence was received requiring Board Member action.

IX. ADJOURNMENT (Discuss Delinquencies)