

PARKVIEW HEIGHTS HOMEOWNER ASSOCIATION
BOARD MEETING ~~AGENDA~~ MINUTES
THURSDAY JUNE 27, 2024, 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 Poobah
Artem Ivushkin, Member at Large
Dan Anderson Metro Property Manager

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. No Conflicts

II. RATIFY MINUTES – From the previous Board Meeting (March 28, 2024) E-Mail Approved.

III. FINANCIALS – March, April, May 2024 Financials to be approved pending final audit.

IV. ARC ITEMS FOR RATIFICATION – All items approved

- 22247 East Lake Lane, Install New Back Yard Deck – Approved 5-8-2024
- 22339 East Lake Avenue, Replace (5) Windows Like for Like with Grids – Approved 5-10-2024
- 22298 East Lake Avenue, Install New Patio Cover – Approved 5-10-2024
- 22251 East Lake Lane, Remove Four Dead Trees and One Dead Bush – Approved 5-22-2024
- 22360 East Lake Avenue, Allow Temporary Roll-Off and Port-A-Potty to be stored in driveway during internal remodel – Approved 6-3-2024
- 5914 South Tempe Way, Shingle Replacement Roof Color – Approved 6-3-2024
- 22264 East Alamo Lane, Shingle Replacement Roof Color – Approved 6-3-2024
- 6141 South Shawnee Street, Install New Back Yard Outdoor Shed – Approved 6-3-2024
- 5893 South Rome Court, Install New Front Yard Drainage Berm – Approved 6-12-2024
- 22264 East Alamo Lane, Repaint House with new Trim Color – Approved 6-12-2024
- 22264 East Alamo Lane, Install New Path from Back Yard Gate to Garage Pad – Approved 6-12-2024
- 6073 South Tempe Way, Install New Front Yard Plant Life – Approved 6-12-2024
- 22247 East Lake Lane, Install New Front Outdoor Lighting – Approved 6-12-2024
- 22330 East Lake Avenue, Shingle Replacement Roof Color – Approved 6-24-2024
- 22330 East Lake Avenue, Repaint Home Same Color Scheme – Approved 6-24-2024

V. OTHER BUSINESS ITEMS FOR RATIFICATION –

- New Three-Year HBS Trash Removal Agreement - Approved

VI. MANAGERS REPORT- Included

VII. NEW BUSINESS & ONGOING BUSINESS

- A. Received Reimbursement from Cable Company, good news
- B. Cable Installation Steet Repair Status, Darcy's Report, crickets heard
- C. Annual Spring Walk-Through, Complete
- D. Spring Garage Sale Discussion, tickling is required for this to happen
- E. Spring Dumpster Roll-Off Weekend Discussion - only one received this year
- F. Schedule September/October Garage Sale and Roll-Off Dates 7 & 14 Sep, respectively.
- G. SB-23-178 Three Pre-Approved Landscape Designs – Approved
- H. Moeller Graf Law, SB-23-178 Limit Garden Size Resolution Proposal \$300.00 – 120 square feet is approved, any larger and it required ARC approval.
- I. Renter Raito Limit – Amend Declaration? 67% of the Homeowners Required - Discussion
- J. Survey Results Provided, Three Rail Open Space Replacement Fence Project. Commercial Fence & Iron Works Proposal, Pricing Remains Unchanged PVC \$92,320.00, TREX \$242,901.00, POWDER COATED ALUMINUM (not recommended by vendor) \$243,218.00 plus \$6,318.00 to Add 14 Gauge Welded Wire - This has been tabled as we don't have the money this year.
- K. Next Board Meeting, September Date, Time & Location 26 Sep 2024, 6:30 PM in Pat's garage.

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 so the Board will have enough time to conduct the other business already on the agenda. The Board may either add your topic to the agenda or put it on the agenda for the next meeting. We appreciate your interest in your community and will ask for your quiet observation for the duration of the meeting. No homeowner correspondence was received requiring Board Member action.

IX. ADJOURNMENT (Discuss Delinquencies)