

PARKMOR HEIGHTS HOMEOWNERS" ASSOCIATION

BOARD OF DIRECTORS MEETING 3/16/23 @ Aldersgate UMC

Board Attendees : Adam Brown ( President ) , Sharon Zeilmann ( Secretary ) , Jon Sales- ( Vice President ) Kevin Stearns, Gina Hewitt, and Bruce Robinson -Stephen England was on the meeting by Phone . Absent Board members were Aaron Kutelik and Michael Angelo

Homeowners in attendance: Deborah Robinson, Terry Larson, Pam Wilson, Cathy Helman ,Susan Brown, Barbara Fleming and Jerry and Carolyn Grantham

Meeting called to order by Adam-

Meeting Notes for November General meeting from 2022 need to be emailed to homeowners and put on Website-

SECRETARY REPORT- Sharon read old minutes and went over prior agenda in December 2022.

Motion was made to approved old minutes by Gina Hewitt , Adam Seconded the motion and Approved by all

TREASURERS Report- 11 homeowners still our their HOA Dues for 2023. They will be late as of April 1, 2023. Gina asked to confirm if the money for 2023 was moved to the Money Market – Motion was made and seconded to the table . Approved by all

COMMITTEE REPORTS:

WELCOMING Committee- 2 new homeowners moved in and were given their kits . We will add info from the City of Nixa into the brochures as well going forward for our new residents.

POOL COMMITTEE- Barbara Fleming received an estimate from Buster Crabbe for pool. The Estimate is for \$9525 for the year. This includes the Opening and Closing and also cleaning twice per week and the chemicals . Adam and Kevin signed the contract for the year so it will go into effect. For Security check at 10pm, suggesting 2 people go to do this for safety. A list will go up for folks to sign up to do this.

ARCHITECTURAL – John Fleming and Stephen England are on the committee- reviewed one request at corner of Denali Dr for fence completion and this was approved. Discussion brought up about missing trees in some of the homes- there are 3 homes missing a tree in the front. This to be reviewed in further meetings.

GROUNDS – Stephen mentioned there were some dead fish in the pond- most likely due to fish not being released properly . Suggesting getting the pond area aerated . Need to seed the area by the Pool and west side of the pond and on the south side. Stephen will do some trimming in the common areas to clear things up. Lawn care was being done by Dave- White River is fertilization. Budget is \$13160 for mowing- irrigation and fertilization this year. Alice’s recommended budget for repairs this year is \$1750.

We need to pay White River- to do the Back flow testing for the year 2023. Discussed adding future discussions for the Windmill repair – board will discuss this as possible Capital Expenditure

NEIGHBORHOOD WATCH- Kids were fishing in the pond that did not live in the subdivision. Were told to leave and they left.

Budget approval is \$13,160 for Lake, \$1,750 for Common area repair- \$9,525 for Pool- total budget for year is \$28,955- Gina Hewitt made Motion to Approve the budget as submitted, Kevin Stearns Seconded, all Approved

Current Balance in Money Market is \$16,612.81 and the Checking Balance is \$26,206.66

#### OLD BUSINESS

Lawn care- Already addressed

Solicitation for Medicare- not allowed

All Minutes will be sent to the homeowners by email once they are approved . They will also be uploaded to the website.

#### NEW BUSINESS

Operational Manuals- goal is to try and have general info manuals for each position in the board for job roles...etc. Goal is to have this done by next board elections .

Quarterly Newsletter- First one has been done and went out. Next one will be done in April- topics will be Pool opening dates and rules and information about the community.

RCC’s- Board will review current RCC’s and try to update and add items and then re-file the RCC’s with the county once done.- Goal is to have this done by end of year after homeowners have a say in the updates .

Community Event in August? For social and then also to go over the RCC updates being proposed.

Once New RCC's are done- all homeowners will be given a copy and we will request a signed copy back as well.

Bruce Robinson made motion to Adjourn- at 9:15 pm Gina Hewitt Seconded and all Approved

The Next Board meeting will be 05/18/23 at Aldergate UMC at 7:00 pm.

Minutes Taken and transcribed by Sharon Zeilmann