

PARKMOR HEIGHTS HOMEOWNERS' ASSOCIATION
VIRTUAL BOARD OF DIRECTORS MEETING: 12/10/20

Attendees: Bill Brandt (Treasurer), Judy Robison (Secretary), Kristy Vunesky, Bruce Robison, and newly elected Directors Gina Hewitt, Alice Scroggins and Jon Sales along with Rick Hermann who was elected to complete the final year of Vince's term.

Secretary's Report: Judy began this meeting by recapping the minutes from the last virtual Board meeting held on 09/22/20. Bill Brandt made a motion to accept the minutes as written and Kristy seconded that motion. All voted in favor.

Treasurer's Report: Bill B. reported that the November 30th balances were: \$14,045.77 in checking and \$14,594.53 in Long Range Reserve. Bill stated this may be a record year for early payments of HOA dues – currently 27 of the 74 residents have prepaid their 2021 dues (a total of \$9315). Per email voting by the Board, we have transferred \$2000 from the regular account to the Money Market account. Gina made a motion to accept the treasurer's report with Jon seconding the motion. All voted in favor.

NEW BUSINESS

2021 Officers: Since there have been no committee meetings since the last General Association meeting, the next item on the agenda was that of selecting officers for the Board of Directors. Bill and Judy discussed the need for having an Assistant Treasurer and Assistance Secretary. The actual responsibilities of each officer's position were reviewed and discussed. Through volunteering and nominations, the following were unanimously voted as 2021 Board of Director officers:

President – Gina Hewitt
Vice-President - Jon Sales
Secretary – Judy Robison
Assistant Secretary – Kristy Vunesky
Treasurer – Bill Brandt
Assistant Treasurer – Alice Scroggins

[Please note: Bill Brandt (Treasurer) and Alice Scroggins (Assistant Treasurer) are authorized by the Board of Directors to act on behalf of the HOA in regards to all Central Bank banking activities that include checking and money market accounts, bank deposit box and debit cards.]

2021 Vendor Contracts: Rick Hermann advised that Complete Lawncare (Dave Taratuta) has offered to continue the mowing/fertilizing service at the same price as this last year. Knowing that this price structure could not be beat in 2020, Bill Brandt made a motion to accept these terms and vendor for lawncare in 2021. Bruce Robison seconded the motion. All voted in favor. Additionally, Rick advised that Sheer Grasslands also stated they would open/close the common grounds irrigation system for the same price as 2020. Judy made a motion to accept these terms and vendor; Kristy seconded that motion. All voted in favor.

Pond Solutions: Rick and Bruce presented the board with extensive reports of suggested solutions for the ongoing water level and quality of the pond. These ranged from excavating and deepening the shoreline to paying for a maintenance company to treat the pond for aquatic control to just continuing with the chemical treatment we have been doing for years, or lastly reactivate the well under the

windmill to help keep a consistent water level in the pond. The last option would include dropping an electric pump in the well to see what flow rate the 60' well could sustain. The Board asked that more information be provided on the actual cost of installing the pump in the well.

Committee Liaison: Each committee has a board member on that committee to serve as a liaison to the Board. Below are the liaisons for 2020:

- Architectural Control Committee: Kristy Vunesky (Chairperson/Liaison) , Tara Kut and Keith Vunesky
- Grounds Committee: Rick Hermann (Chairperson/Liaison), Bill Brandt, Keith Vunesky, Rick Akins and John Fleming
- Pool Committee: Rachael Watkins (Chairperson), Cindy Webster, Mandi Franck, Crystal James, Melissa Trebilcock, Melisa Crass, and Jon Sales (Liaison)
- Social/Welcome Committee: Judy Robison (Liaison), Fred and Rosemary Ravenscroft

Bill stated that the 2021 budget will be written up and emailed to each Board member with a request for approval via email. Additionally, Rick will be finalizing his research on the well pump plan and submitting that to Board members for a vote of whether to proceed or not.

Next Board meeting is scheduled for Thursday, April 15, 2021. Decision on whether in person or virtual will be made closer to time. Jon made a motion to adjourn the meeting, and Bruce seconded it. All voted in favor.

Minutes taken and transcribed by Judy A. Robison