



PARKWOOD VILLAGE HOMEOWNERS ASSOCIATION

A Great Place to Live • Established 1981

www.parkwoodvillage.org

August 11, 2014 Board Meeting Minutes

Officers

President

Dana Warren
833-5703

Vice President

Jennifer White
225-1097

Secretary

Marlene Reineking
833-7061

Treasurer

Mark Habich
833-6841

Directors:

Marilyn Virtue
829-2985

Jim Stahl
833-4415

Nancy Evans
836-7201

Management Services:
Coal Morton, Inc.

Phone: 249-2736
Weekend Emergency:
259-2820
Fax: 234-5952

Mary@coalmorton.com
Lou@coalmorton.com

MMSC:
(motion was made,
seconded and carried)

Call To Order:

President called the meeting to order at 7:01 pm.

Roll Call:

Board Members Present: Dana Warren, Jennifer White, Marlene Reineking, Mark Habich, Marilyn Virtue, Jim Stahl & Nancy Evans.

Board Members Absent: None.

Homeowners Present: Judy Carlson, 102 GCD; Jim Jackson, 20 GCD; Gerry Book, 104 GCD; Sue Goldstein, 6614 OSD; Judy Savage, 258 GCD; Bonnie Buzogany, 106 GCD; Kathryn Moore, 4 GCD; Linda Borchardt, (T) 18 GCD; Linda Jameson, 224 GCD; Karen Turner, 204 GCD; Bill Lensch, 6610 OSD and Jan Glew, 138 GCD.

Management Present: Lou Glauner & Mary Glauner, Coal Morton Inc.

Communication From Homeowners:

President announced that Homeowner Mary Esch had passed away. A sympathy card has been sent.

1. 6612 OSD requested approval of placement of temporary fence structure. MMSC by Reineking and Evans to approve temporary lattice provided the side facing the neighbor is painted same color as fence.
2. 6610 OSD requested approval of the Association to share costs to repair drywall inside garage. All costs inside garages are the responsibility of Homeowner.
3. 18 GCD requested rules for use/cleanup of community room be posted. Will be posted.
4. 116 CGD requested some budget dollars spent on pool, be transferred over and used for additional landscaping costs. Will be looked at during budget proposal process.

Reading and Approval of July 14, 2014 Minutes:

MMSC by White and Habich to approve the minutes as submitted.

Financial Report:

Treasurer Habich reported finances as of July 31, 2014.

Checking	\$27,547.31
Reserve Fund/Fortune 500	\$99,539.79
Total Assets	\$127,087.10

MMSC by Reineking and Stahl to accept the financial report as presented.

Committee Reports:

Neighbor-to-Nighbor Committee – Fewer than expected attended the potluck picnic – 19 households represented. Next event is the Pool Ice Cream Social, Saturday, September 6, 2014, 3:00 – 4:30 pm. Pool closes Sunday the 7th - 9:00 pm.

Emergency Preparedness Committee – All residents have been contacted and household information collected. Some Homeowners opted not to return information to be used in case of emergency/disaster.

Management Company Report - Activity for the month of July 2014:

1. **Pool Operation** – There have been a few issues with a flow control valve on the pool boiler. Daily checks and cleaning run about 43 – 45 hours per month.
2. **Shrub Pruning** – Hand pruning of yews and burning bushes is ongoing. Thirty-two hours was spent on pruning.
3. **Boley Tree Removal** – Removed crab apple tree at 134 GCD and trimmed dead/diseased branches from the ash tree at 6652 OSD.
4. **Fence Repair** – Gatepost and full length of fence was replaced at 26 GCD.
5. **Graffiti** – Three days of vandalism in late July kept Residents and Management on their toes. The two garage doors will be painted and invoiced to the Homeowners. The replaced siding at 6642 OSD will be painted to match the original siding.

Remaining Reserve Projects

1. **Clubhouse Roof** – Replace clubhouse roof budgeted at \$3,000. Bid from Tempel was \$6,600. Will obtain two more bids.
2. **Concrete** - \$9,000 was allocated for concrete replacement. Plan to rebuild entry brick rail at 116 -118 GCD for \$1,200 and use \$3,000 for sidewalk replacement. Management requests to allocate the remaining \$4,000 towards the replacement of the clubhouse roof. MMSC by Habich and White to transfer \$4000 from the concrete replacement budget to clubhouse roof repair budget.
3. **Timber Wall by Fence** - Budgeted \$5,000 to be completed in October. Treated timbers \$2,000 plus 60 to 80 hours labor will place the project on budget.
4. **Asphalt** – Will have DRS Ltd. complete saw cut and patchwork in late September within \$4,500 budgeted amount.
5. **244 GCD** – Follow up with Pierce Engineers on settling.
6. **2015 Budget** – Will start work on annual budget next month. Please contact Management with any areas of concern to be addressed. lou@coalmorton.com

Old Business:

1. Gutter guards – Mesh gutter guards cost \$7.99 per 3-foot section plus installation labor. Generally are economical. Will place in upcoming budget as project to install over 2-3 years.
2. Cluster Mailboxes – MMSC by Habich and White to table decision indefinitely with committee continuing to work on location options for complex.

New Business:

1. A two-year Contract with Coal Morton Management was signed.
2. Engineering report for 244 GCD. Some costs for the main floor settling will be budgeted. Homeowner responsible for second floor.
3. MMSC by White and Reineking to approve PVHA purchase of pizza for Annual Meeting in November.
4. *Postponed until a future meeting* Fences and landscaping/gardening policy proposal. Create structure specifications for temporary lattice extensions for fences including request and approval process.

MMSC by Evans and Stahl to adjourn the meeting at 8:55 pm. The next PVHA Board Meeting will be Monday, September 8, 2014, in the PVHA Community Room at 7:00pm. All Homeowners are welcome and urged to attend.

If you wish to speak at a Board Meeting ... PLEASE ... request to be placed on the agenda prior to the meeting, and indicate your issue. Please send agenda requests to Marlene Reineking, mar134wi@aol.com, no later than Thursday before the meeting.

- **WEEKENDS:** Please remember that on weekends - call Coal Morton, Inc. only if you have an emergency. Please use the emergency number: 608-259-2820.
- Please place large items, for city pickup, at the curb on the designated area only - up by the fence. Upcoming dates are September 12th & 26th (FRIDAYS). **Please do not place any items out there until the Thursday night before these dates.** (City Ordinance 10.18 1)
- **Please** use the maintenance work request form on our web page. www.parkwoodvillage.org It is more efficient for Homeowner and Management than making phone calls. It is important for documenting the Association work projects and requests.

Minutes prepared and submitted by Marlene Reineking, Secretary. Visit the Parkwood Village Association website for all information: www.parkwoodvillage.org