



# PARKWOOD VILLAGE HOMEOWNERS ASSOCIATION

*A Great Place to Live • Established 1981*

[www.parkwoodvillage.org](http://www.parkwoodvillage.org)

## March 13, 2017 Board Meeting Minutes

### Officers

#### *President*

Jennifer White  
225-1097

#### *Vice President*

Bonnie Buzogany  
279-9997

#### *Secretary*

Marlene Reineking  
833-7061

#### *Treasurer*

Mark Habich  
833-6841

### Directors:

Nancy Evans  
836-7201

Jim Stahl  
833-4415

Susan Golz  
772-0208

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 White called the meeting to order at 7:00 pm.

### Roll Call:

**Board Members Present:** Jennifer White, Marlene Reineking, Mark Habich, Susan Golz & Jim Stahl.

**Board Members Absent:** Nancy Evans & Bonnie Buzogany.

**Homeowners Present:** Judy Carlson, 102 GCD; Sue Goldstein, 6614 OSD; Dana Warren, 6650 OSD; Lillian McGrath, 6652 OSD; Jim Jackson, 20 GCD & Tim Jaberg, 118 GCD.

**Management Present:** Lou Glauner Coal Morton Inc.

### Communications from Homeowners:

Discuss smoking infiltration between basement walls in units. Homeowner stated the smoke odor is from a substance other than cigarettes. Management will contact homeowner and discuss options of repair to make basement unit more airtight.

**Communications from Homeowners in attendance:** None

### Reading and Approval of January 9, 2017 Minutes:

MMSC by Golz & Habich to approve the minutes as submitted.

### Financial Report:

Treasurer Habich reported finances as of January 31, 2017.

Checking	\$58,023.09
Reserve Fund/Fortune 500	222,922.35
Total Assets	\$280,946.44

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

### Committee Reports:

Neighbor-to-Neighbor Committee – Committee will meet soon. Anyone interested in serving on this committee contact Nancy Evans at 836-7201. Easter Egg Hunt scheduled for Saturday, April 15, 2017 at 10:00. The annual bike checkup will be held again this spring.

Pool Committee - If you are interested in serving on the pool committee please contact Susan Golz at 772-0208. Pool will open Friday pm, May 25th, Memorial Day Weekend, weather permitting. Volunteers are also needed to close pool in evenings. Contact Susan to volunteer.

## Management Company Report - Activity for the months of January & February, 2017.

1. **Reviewed and Footnoted December and January Financial Statement –**  
Emailed and distributed to the Board to review and receive.
2. **Collection of Assessment Written Off –** PVHA had a 2011 SC money judgement from a previous PVHA owner in the amount of \$5,196. A settlement offer of \$2,600 was approved by the PVHA Board via email. A check for \$2,600 was received within the week and a satisfaction of judgement was filed.
3. **Rebuilt Light Fixtures –** Removed and rebuilt 8 light fixtures (includes new socket and photo cell).
4. **Property Services Snow Removal-** Has communicated well and done a better job on staying timely with snow removal and salting operations.  
**Pruning of Burning Bush Shrubs –** Started to prune in February. Work will continue this month.
5. **Water Leak - 134 Grand Canyon –** Continued to have water seepage thru top of window frame into living room. Lou inspected the site while leaking and found the cause to be the metal fascia channeling water into the aluminum soffit. The soffit acted as a gutter allowing the water from the roof/fascia to flow back to the house and down behind the siding. Chip reconfigured the fascia and soffit to pitch away from the house and also taped the top nailing fin on the window to the building wrap.
6. **Invest Reserve Funds -** PVHA did elect to opt out of the Statutory Reserve requirements under Chapter 703 Condominium Law. Will research investment options with US Bank or other at the Board's direction.

**Old Business: – Reminders to Homeowners –** Discussion. The Board urges dog owners to please pick up after your dogs whatever the weather. Not picking up after your pets costs the Association money as we must then have maintenance take care of this.  
Homeowners are urged to please shorten up the leash on your dog when near homeowner flower gardens and bushes in the common areas of our complex.  
Homeowners are reminded to pick up trash around your bin after pickup. Please close bins at all times and bag your overflow. The more Homeowner volunteer trash pick up the less we have to pay maintenance.

### New Business:

Discussion by Management of pool boiler replacement and automated chlorine and acid pump. Pool parts have deteriorated with age, are less efficient and less safe. MMSC by Habich & Reineking to purchase pool boiler for \$4500.00. MMSC by Habich and Golz to purchase chlorine and acid pump for \$5400.00 Budgeted at \$7,600 as a 2017 Reserve Expense.

MMSC by Habich & Stahl to adjourn the meeting at 7:42 pm.

The next PVHA Board Meeting will be Monday, May 8, 2017, 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](mailto:mar134wi@aol.com),

● **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 pick-up at the curb up by the **wood fence only** if they do not fit in your bin. The city picks up ever other Friday. **Please do not place any items out for city pick up until the Thursday night before the Friday dates.** (City Ordinance 10.18 1). Upcoming Friday dates are May 19th & June 2nd.

● Please use the maintenance work request form on our web page. It is more efficient for Homeowner and Management than making phone calls. It is important for documenting the Association work projects and requests.

[www.parkwoodvillage.org](http://www.parkwoodvillage.org)

Minutes prepared and submitted by Marlene Reineking, Secretary. Visit the Parkwood Village Association website for all information: [www.parkwoodvillage.org](http://www.parkwoodvillage.org)