

PRAIRIE VISTA MEADOWS (PVM) HOA BOARD MEETING MINUTES
Monday, February 5, 2018

Attendees:

John Allender, President	(pvmpresident@gmail.com)
Mat Muldoon, ACC Director	(pvmacc@gmail.com)
Dennis Dukart, Director-at-Large	(pvmbod2@gmail.com)
Chuck Turner, Director-at-Large	(pvmbod1@gmail.com)
Kathy Allender, Treasurer	(pvmtreasurer@gmail.com)
Dru Dukart, Secretary	(pvmsec3@gmail.com)

Absent:

Chuck Bessant, Vice President	(pvmvp2@gmail.com)
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MEETING NOTES:

The PVM HOA Board of Directors (BOD) met at the home of Dennis & Dru Dukart with the following agenda items discussed:

OLD BUSINESS:

- Motion made and unanimously approved to accept the January 8, 2018 board meeting minutes.
- Treasurer Report; the *Cash Flow Statement* and *Budget Sheet* as of January 31, 2018 was distributed and discussed. A careful assessment of the budget line items, including proposed modifications, was completed. The new budget will be presented and voted upon at the upcoming Annual General Membership Meeting.
- It was reported that to date, twenty-seven (27) homeowners have registered accounts on the PVM HOA Website. The notice of the upcoming annual meeting will be posted online this week. It was also suggested that we look into a single account sign-in that allows users to access the general HOA information and the member forum/discussion link rather than separate logins. More information will be forthcoming.
- As a result of the preliminary review of the PVM HOA's governing documents with the law firm HindmanSanchez, who specializes in Colorado community association law, the previously revised rules and regulations regarding the temporary parking restrictions are invalid. It is the hope of the Board that as we move forward, we can incorporate into our governing documents a more succinct and official decision on this issue which will represent the wishes of the majority of our voting members/homeowners.
- Notifications were sent to three (3) homeowners regarding covenant compliance issues. The Board appreciates those who have responded and will do follow-up notices where needed.
- The ACC reported that the property easement/drainage issue along McKissick is an El Paso County maintained area and not controlled by the HOA. The drainage work done previously south of the area in question has not resolved the matter. Dennis offered to make contact with the county to see if there is anything that can be done to remedy the water flow issue.
- The PVM HOA Annual General Membership Meeting/Dinner is scheduled for March 7, 2018 at the Grille at LATIGO. The event details and response forms were mailed in January, along with the 2018 PVM HOA dues notice. Annual Meeting Notices have also been posted on our community mail boxes. Reservations for the meeting/dinner **must be** received no later than Thursday, March 1. To date, confirmed registrations stand at twenty-three (23), representing 14 of the 63 homeowner lots.

NEW BUSINESS:

- The Annual Membership Meeting will include electing two (2) board members. They are:
 - Director Position (vice Chuck Bessant, who is not seeking re-election)
 - ACC Director (Mat Muldoon, incumbent)

NOTICE OF SOLICITATION OF BOARD MEMBERS: A diverse Board of Directors helps bring a different perspective to the table and helps ensure that the community is fully represented by all members of the association. *We are looking for members who may have an interest in joining the governing body of our HOA.* If you have the motivation to help or have a specialized skill and want to volunteer your time, please consider this opportunity. Please submit your name to pvmhoa@gmail.com or by mailing us at Prairie Vista Meadows HOA, Inc., PO Box 552, Peyton, CO 80831-0552

The election process allows members or their proxies to cast one vote per PVM lot. Proxy forms will be sent to all homeowners, along with the meeting agenda, at least two weeks prior to the general membership meeting.

- Mat pointed out that homeowner's landscaping plans *do not need* to be submitted to the Architectural Control Committee (ACC) for approval. The ACC does not oversee landscaping.
- The Board received an inquiry from a new homeowner on having chickens and bee hives on their property. John will brief the homeowner on our current policy.
- The Board received/approved a homeowner request for a recreational vehicle to be temporarily parked at 16761 Prairie Vista Lane over the July 4th holiday.

NEXT MEETING:

The next meeting will be the March 7, 2018 Annual General Membership Meeting. If any community member would like something placed on the agenda, please let us know prior to February 21, 2018.

Respectfully submitted,

Your PVM HOA Board/Officers