

Pleasant View HOA

MEETING MINUTES (August Board Meeting)

DATE	August 17, 2026
TIME	6:00 PM MT
LOCATION	Bailey's Coffee Shop
AUTHOR	Steve Schmidt

ATTENDEES	Claudia Hall Shelly Hibbert Marissa McCrea Mary Pheifer Becca Bauer Jaden Smith Aaron Pagniano James Ott Steve Schmidt
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OBJECTIVE
Monthly Pleasant View HOA Board Meeting

DISCUSSION NOTES
1. Call To Order 6:06 PM MT 2. Committee Reports/Presentations a. Grounds Committee (Claudia) - Bushes blocking alley access off of Mary Jane/Melrose has been trimmed back. Claudia asked for an estimate from Nature's Best to trim bushes blocking alleyway. - Nature's Best addressed some reported brown spots in the greenspaces. b. Finance Committee - Budget planning meeting for fiscal year 2027 will meet week of Sept 14th. 4 HOA Board members and 2 HOA members are on the committee. c. Covenants Committee Report (Jaden) - Tagged a couple trailers parked in the street. Will tag a few more that were reported and will call the City if not moved. 3. Public Comment Period - Discussion about a new Mountain Lion bus stop being installed on England Blvd. in front of a home with no advance notification.

Pleasant View HOA

DISCUSSION NOTES

4. Neighborhood Watch (Mary)

- Someone kicked a door about 11:00 PM on Fleet Street while the homeowners were asleep.
- Just a reminder that it is illegal to shoot BB or pellet guns in the City.

5. Consent Agenda

- a. Motion to Accept July 2026 Minutes: 1st: Mary, 2nd: Marissa; Motion Accepted.
- b. Treasurers Report
 - Motion to Accept June 2026 Financials Report: 1st: Mary, 2nd: Jaden; Motion Accepted.
 - Motion to Accept July 2026 Financials Report: 1st: Mary, 2nd: Marissa; Motion Accepted.

6. New Business

- Claudia, James and Mary are planning to attend the next Park's and Recreation meeting to discuss the plans for the 5-acre park.

7. Old Business

- Reviewed a flyer that was created to send to HOA homeowners informing them to take care of their trees to control aphids since the HOA will not be doing this in the future.
- We received a bid to replace a streetlight on O'Shaunessy.
- We received bids for holders for HOA Newsletter to attach to the HOA mailboxes; will be considering this in the Fiscal Year 2027 budget.

Meeting Adjourned at 7:09 PM MT

Pleasant View HOA

PRIOR MEETING MINUTES (July Board Meeting)

DATE	July 20, 2026
TIME	6:00 PM MT
LOCATION	Bailey's Coffee Shop
AUTHOR	Steve Schmidt

ATTENDEES	Claudia Hall Shelly Hibbert Marissa McCrea Mary Pheifer Becca Bauer Jaden Smith Steve Schmidt
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OBJECTIVE
Monthly Pleasant View HOA Board Meeting

DISCUSSION NOTES
1. Call To Order 6:06 PM MT 2. Committee Reports/Presentations a. Grounds Committee (Claudia) - b. Finance Committee - Budget planning meeting for fiscal year 2027 will meet week of Sept 13th. 3 HOA Board members and 3 HOA members are on the committee. c. Covenants Committee Report (Jaden) - Truck on blocks was moved from street to driveway 3. Public Comment Period 4. Neighborhood Watch (Mary) - Update on SWAT Training at Hellgate Elementary 5. Consent Agenda a. Motion to Accept June 2026 Minutes: 1st: Mary, 2nd: Shelly; Motion Accepted. b. Treasurers Report

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DISCUSSION NOTES

- Motion to Accept June 2026 Financials Report: tabled due to issues with the Balance Sheet from the transfer of QuickBooks desktop to the cloud version. Bookkeeper is working on and results from the current audit will help to balance transfers from fiscal year 2025 and activity in 2026. Will be reviewed for acceptance at next August HOA Board meeting.

6. New Business

- Two HOA members, James Ott and Aaron Pagniano have expressed interest in becoming HOA Board members. Becca:1st, Shelly 2nd, motion passed.
- The HOA Board decided to not reschedule the HOA ice cream social event for later this year, in order to keep it as part of the annual HOA community garage sale in the spring.
- James will look into "Take One" boxes to attach to the community mailboxes to distribute the monthly HOA Newsletter.

7. Old Business

- Claudia has been working with the auditors on the deep HOA audit going on and gave a status update.
- Discussion on aphids and next year: the HOA treated the boulevard trees in 2026 but will not be paying for or providing for this service in the future. Need to create a flyer to inform the HOA members on options available to take care of their boulevard trees going forward. Communicate via mail and website/social media. Steve will get with Brenda on creating one.
- The old HOA laptop was finally sold to James Ott.
- James Ott gave an update on the effort to work with the city of Missoula to get funding for improvements to the 5-acre park. He has been attending city council meetings and creating and sending communications with the parks department. James has also spent considerable time at the 5-acre park recording the number of visitors to the park and categorizing the types of activities observed at the park.

Meeting Adjourned at 7:01 PM MT