Pleasant View HOA

MEETING MINUTES
(September Board Meeting)

DATE	September 18, 2023
TIME	6:00 PM MT
LOCATION	Bailey's Coffee Shop
AUTHOR	Steve Schmidt

ATTENDEES	Claudia Hall Ruth Hexter --~~Chris Reinhart~~ --~~Shelly Hibbert~~ --~~Marissa McCrea~~ --~~Mary Pheifer~~ Becca Bauer Jaden La Bare Kent Anderson Steve Schmidt

OBJECTIVE
Monthly Pleasant View HOA Board Meeting

DISCUSSION NOTES

1. Call To Order 6:03 PM MT
2. Committee Reports/Presentations
    a. Grounds Committee (Chris/Claudia)
        - Review of Nature's Best new Proposals (in "New Business" section of this document)

    b. Finance Committee (Ruth)
        - First Budget Committee meeting was held Sept. 12th, and produced the preliminary budget for 2024. The next Finance Committee meeting will be held October 10th.
        - Was recommended to find someone to shadow Ruth and pay them to do so. Ruth is to compile Job Description for her bookkeeping functions.

    c. Covenants Committee Report (Jaden)
        - Nothing to report

3. Public Comment Period
    -

4. Consent Agenda
    a. Minutes
        -Motion to Accept: 1st: Ruth, 2nd: Jaden; Motion Accepted.

Pleasant View HOA

DISCUSSION NOTES

     b.   Treasurers Report
          -Motion to Accept: 1st: Jaden, 2nd: Shelly, Motion Accepted.

5.   New Business
    - First Reading of the HOA Budget for 2024 was completed during the meeting.

    - Review of Nature's Best Proposal for Tree Treatment and Sprinkler System
      Backflow Cages (3), and Renewal of Grounds and Sprinkler Maintenance.
     -- Would like added to snow removal contract that if ½" is too often then we
       would like to renegotiate
    -- Remove buckets of deicer by mailboxes from the proposal

6.   Old Business
    - Johnathan Kelman was in attendance to follow up with the HOA requests for
Mary Jane and England traffic issues (speed radar-detection device, increased
policing). Also mentioned that the England and Flynn lane is being discussed to turn
into a 4-way stop.

Meeting Adjourned at 7:30 PM MT

Pleasant View HOA

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PRIOR MEETING MINUTES
(August Board Meeting)

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DATE	August 21, 2023
TIME	6:00 PM MT
LOCATION	Bailey's Coffee Shop
AUTHOR	Steve Schmidt

ATTENDEES	Claudia Hall
	Ruth Hexter
	--~~Chris Reinhart~~
	--~~Shelly Hibbert~~
	Marissa McCrea
	Mary Pheifer
	Becca Bauer
	Jaden La Bare
	Kent Anderson
	Steve Schmidt

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OBJECTIVE

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Monthly Pleasant View HOA Board Meeting

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DISCUSSION NOTES

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1. Call To Order 6:04 PM MT
2. Committee Reports/Presentations
    a. Grounds Committee (Chris/Claudia)
       - Claudia gave a report in miscellaneous grounds updates. Shared new itemized billing from Nature's Best that give more details of what work was done & billed for.
       - The treated trees look noticeably better in the neighborhood

    b. Finance Committee (Ruth)
       - Ruth gave a report on miscellaneous bookkeeping updates.
       - Decision was made to open an additional CD for August deposit.

    c. Covenants Committee Report (Jaden)
       - a couple notices and letters were sent out for landscaping, most of the neighborhood is looking very good.

3. Public Comment Period
   -

4. Consent Agenda
    a. Minutes
       -Motion to Accept: 1st: Marissa, 2nd: Jaden; Motion Accepted.

DISCUSSION NOTES

    b.   Treasurers Report
       -Motion to Accept: 1st: Jaden, 2nd: Marissa, Motion Accepted.

5. New Business
   - Mary gave an update on Neighborhood Watch and the status of the program with the city.

6. Old Business
   - Kent looked into a couple HOA items:
     --Street Lights, cost and maintenance: spoke to city engineers and Mayor's office, has partial information so far: city maintains a small amount of street lights, most are maintained by Northwestern Energy and paid for by additional charges as an additional type of property tax special improvement district by the residents that live in the "Lighting Districts". The Pleasant View street lights became property of the HOA when the city annexed Pleasant View. Ken is still waiting to hear back from city with additional information.
     --Sidewalks: as per municipal code, sidewalk maintenance is the responsibility of the property owner of the adjacent property. City states that they have a special financing option for homeowners that need to repair sidewalks.

Meeting Adjourned at 7:44 PM MT