

Pleasant View HOA

MEETING PLAN (Monthly Board Meeting)

DATE	December 19, 2011
TIME	6:00 PM
LOCATION	Glen Garra
AUTHOR	Bill McGlynn

PLANNED ATTENDEES:	Ruth Hexter Jim Kelly (excused) Rod Austin Donna Dietz Sam Allen Marcus Jackson (excused) Bill McGlynn Farrah Koch Lanette Perkins Steve Schmidt
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OBJECTIVE
Monthly Pleasant View HOA Functional Board Meeting

DISCUSSION PLAN
<ol style="list-style-type: none">1. Call To Order2. Reports/Presentations<ol style="list-style-type: none">A. Treasurer's Report (Ruth Hexter)B. Grounds Committee (Rod Austin)C. Finance Committee (Jim Kelly)D. Neighborhood Watch (Jim Kelly)E. Communications Committee (Billy McGlynn)F. Public Comment Period3. Consent Agenda<ol style="list-style-type: none">A. Minutes4. New Business<ol style="list-style-type: none">A. Group Homes DiscussionB. 2012 Budget Review and Acceptance5. Old Business<ol style="list-style-type: none">A. Accessory Buildings and Setbacks -Update

Discussion Notes:

- Confirmation of Quorum for meeting, 6:05 p.m.
 - Steve calls quorum
- Steve motions to move Group home discussion to front of meeting
 - Second by Bill, General Vote... Ayes have it

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- Missoula Developmental Service Corporation (MDSC) www.mdscmt.org
 - Francine Sadowski (CEO), Alena Gostnell(Manager), Paula Tripp (Developmental Disabilities Program (State Agency)
 - Group homes located on 3814 Standish Way and 2847 Stratford
 - Here to work with the HOA about the homes
 - MDSC is 21 years old and serves adults with disabilities
 - Have 11 homes located in Missoula
 - Clients mainly have come from Boulder MT, the MT Developmental Institute, and the State Institute
 - Lawns at the homes will be taken care of by maintenance personnel
 - Parking will be kept at a minimum to alleviate congestion
 - MDSC is licensed through DPHHS with Medicaid funding and guidelines
 - 4 clients per home
 - No sexual offenders
 - If issues come up, Please contact Alena Gostnell
 - Standish – 258-0984
 - Stratford – 258-7022
 - Cell Phone – 241-9297
 - MDSC doesn't want to create problems for neighborhood
 - Group home is classified as a Community Residential Home which allows it to be located in a residential neighborhood
 - No accommodations need to be made for the group homes
 - These homes are the residents homes just a your home is yours
 - Staff client ratio is 3 to 4 on Standish and will never be less than 2 to 4
 - Background and drug screening taken for all employees working at homes
 - Federal check for Medicaid Fraud each month
 - MDSC considers itself a learning corporation as it uses MANDT, CPR, First aid training, and Fire suppression training
 - All clients will always be under direct supervision
 - MDSC purchased these homes
 - Alena will be at future meetings if questions arise

- Committee Reports-

- Treasures Report (Ruth)

- Discussion of Balances, Receivables, and Liabilities
 - All specifics can be obtained by contacting the Treasurer (Ruth Hexter)
 - Motion by Bill to hold off paying the November bill received from Cutting Edge LLC. for mowing that occurred outside the agreed upon dates set forth by the contract
 - Second by Farrah... General Vote... Ayes have it

- Grounds Report (Steve)

- Property North of Camden
 - Weeds were mowed partially
- Snow amendment offered by Cutting Edge LLC. is rejected
- Lawn Doctor bid for fertilizing
 - Rod makes motion to accept bid...Second by Ruth... General Vote...Ayes have it

- Finance Committee

- Nothing to Report

- Neighborhood Watch

- Nothing to Report

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- *Communications Committee*

- The website has been updated!

- *Public Comment*

- Billing presented by Ruth will be delayed 3 days in January
- Basketball courts would be a nice improvement
- January 31 deadline for a grant application for parks
- Playground Equipment
- Any garden shed used as a dwelling should be reported to city

- *Consent Agenda*

- Minutes for November

- Rod motions to accept... Second by Sam... General Vote... Ayes have it

- *New Business*

- 2012 Budget Review and Acceptance
 - Farrah motions to match 3000 dollars if grant is awarded for playground equipment
 - Second by Rod... General Vote... Ayes have it
 - Rod motions to accept Budget... Second by Donna... General Vote... Ayes have it

- *Old Business*

- Accessory Buildings and Setbacks
 - Sam
 - Garden sheds can be 8.5 feet tall, have no side setbacks, and cannot be over 120 square ft.
 - There is now no permit required

Motion to Adjourn by Billy at 8:10, Second by Steve, General Vote...Ayes have it