

ASSOCIATION - BOARD MEETING MINUTES - May 19, 2008

Richard Chapman, Vice President at 6:05 P.M, called meeting to order.

Present were

President: Ron Ewart

Vice President: Richard Chapman

Secretary: Absent

Treasurer: Ruth Hexter

Board Members: Bob Hayes, Donna Dietz, Josiah Hodge, Keith Lynip, and Mardi Milligan

Guests: Rhonda Urbanski, Liz with Cutting Edge, Brenda Shimek

The April minutes were read and were approved with changes and additions.

Ruth announced the picnic costs were \$117.21 with everyone applauding how low the cost was.

Picnic tables - The weather would not permit sanding and painting before the picnic. Liz from Cutting Edge said she would charge for time used only for sanding and painting tables.

Cutting Edge update for up and coming projects: East Melrose greenway, sprinkler repairs done, is being leveled today, and power seeding will be done as soon as weeds are dead.

The picnic tables are scheduled for sanding and painting and the Board voted for the Natural color for the tables.

It was discussed that we move the table on Park across the street from Hellgate School to another location. Mardi made a motion to put a concrete post closure to the school and attach the table to it for security measures, Josiah second the motion and it was unanimously approved. Richard Chapman volunteered to write a letter to the Hellgate Principal in regard to the children dropping litter on the way home from school.

There was a discussion about a homeowner making a complaint about Liz using Round-Up on grass under the fence and killing the grass. Liz will not do this again unless she has prior approval of the homeowner.

There was discussion concerning Pleasant View's trees. The trees that have been planted seem substandard in quality and what would be the "Industrial Standard" for future tree planting. Ron suggested that the Grounds Committee to come with a policy for tree replacement. In addition, it was suggested that the individual homeowner contact the Diddel's and/or Lawns of Montana for tree replacement or other suggestions. The Pleasant View Homeowners Association is not responsible for replacing trees per the By-Laws.

Next - Encroachments on the common areas were discussed. It was suggested we get a complete list of those homeowners who are encroaching for the next Board meeting. Bob Hayes volunteered to get the list together.

Mardi made a motion to have inventory of encroachments filed with Clerk and Recorders and copies mailed to the Homeowners. Keith 2nd the motion and the Board unanimously approved.

Keith volunteered to chair the Grounds Committee and there was unanimous approval of this offer. The Ground Committee suggested sending out letters to those homeowners who have not complied with the covenants concerning yard maintenance. There are a number of yards that are not being taken care of; there are weeds, no lawns, no trees or shrubbery that are part of our covenants. Keith and Dick volunteered to walk about and use "reasonable judgment" in order to compile a list for mailing letters. Ruth will send out the letters and keep record of each letter and when it was mailed.

It was discussed that a homeowner may want to plant his or her own trees. The Board did not think that there would be a problem doing their own planting. However, the \$100.00 tree money given to the Diddel's at closing should therefore be returned to the buyer if they do plant their own trees.

Liz with the Cutting Edge offered to do a newsletter for the web site for issues such as over watering. She also said that we will sometime in the future have to purchase "Rain Sensors" per City ordinance.

It was suggested that Ruth needs more money for the work being done for the Homeowner's Association. The Board unanimously approved to increase the amount of money to \$150.00 per month.

Rhonda Urbanski was introduced as an interested party wanting to start an Events Committee for the Homeowners Association. The Board thought it was a wonderful idea and offered suggestions. The Board certainly felt the picnic after the 4th Annual Garage Sale was a good start.

Ron adjourned the meeting at 7:30 PM

Respectfully submitted,

Richard Hexter