

Pheasant Run Homeowners:
Minutes by Linda Parks on August 10, 2011
Attending: Elizabeth Fischer, Jared Kohlmann, Linda Parks

REVIEW OF FINANCIALS

Budget in great shape.

GOVERNING DOCUMENTS

In the works. Attorneys looked at our documents to see if anything needs to be updated. A couple of things are suggested Jared has documents. Pricing four priority items \$400.00. Also by-law amendment suggested \$150.00. Can Quorum votes be lowered? Ask attorneys. Board needs clarification on first mortgagee. Board agrees to spend the \$2,500 attorney package costs to bring all documents up to 2011 standards after clarification.

EXTERIOR UNIT DAMAGES

One unit, that stands alone, has damage to the hardy panel exterior from Flickers.

Linda will contact Tim Burnnett .

Tim will be taking a look at the damage the end of the week of the 18th of July.

Estimate submitted, other board members want a competitive bid another board member will attempt to get another bid.

Can you come back and check any rotten siding on Phase 1. Especially around bathroom windows, do you think you need to come back? Is it necessary we can pay for time to do this.

Elizabeth will contact Joel Smiley for a competitive bid on this and Jared will see if he can find the previous repair people through Robert Drew.

GUTTERS CLEANING DONE

Extention issue on Carol's unit and on downspout on 1555 MacArthur. Jared will be taking care of this. Rainguards Claudia looking into.

LANDSCAPING [on hold]

Reviewing budget to see what we have to work with for some landscaping projects on the edges of the property that are being damaged by dogs and have no grass growing. We will be looking at rock and evergreen shrubs along with drought tolerant plants in the design scape.

WEBSITE

Jared will give .pdf to Elizabeth to upload on site
Parking page will be added to the site.

PARKING

Numbers on spaces still need to be re-stenciled by Linda. 1577 and 1597 Black spray paint and white for line for the two spaces.

MAINTENANCE

Asphalt repair and patching needs to be done will follow up.

We received quotes and are looking at budget and possible phase repair of the cement with reinforced rebar on other cul-de-sacs.

Next meeting dates. September 7, October 11 annual meeting . All are welcome.

