

## **Pheasant Run HOA Meeting**

**Minutes by Carol Herrick 4/17/14**

**In attendance:**

**Dan Lisogurski (1525)-board**

**Jonathan Mischke (1507)-board**

**Megan Carnarius and Debbie Townall (1573)**

**Carol Herrick (1537)-board**

**Elizabeth Fischer (1543) – pres.**

**Roofing** – Elizabeth showed statements of estimates for minor repairs on areas of roofs where leaks had been reported and looked at. It was voted to proceed with the repairs, which should total in the \$5000 range. Boulder Roofing will be contracted.

**Gutters** – are presently being cleaned by Linda's tenant, Reid.

**Landscape** – general consensus that the new landscaping company (Metco) did a great job cleaning the grounds.

**Finances** – PHOA has approx. \$80,000, some of which is the insurance reimbursement monies to be distributed, associated with the flood from 2013.

- Approx. \$67,000 for upcoming paint, roof, and gutter repair expenses.

**Paint** – Of entire complex, to begin after minor roof repairs. Jon Mischke has provided the proposed tri- color scheme, and Elizabeth will send a letter and illustration to all homeowners for feedback. Sample colors are also painted on the inside privacy fence of Elizabeth's unit (1543) which all are invited to view.

Rick Sutherland is the painting contractor.

\*Deck floors (upper and lower) are the responsibility of homeowners.

Elizabeth will send a letter to homeowners in case they would like an estimate to have decks painted as buildings are being painted.

### **To do: General Letter to Homeowners (Elizabeth)**

**Areas to include:**

- 1. a reminder that any outside changes to homes, including replacing lights and doors, require approval of Architectural Review, the board. Form for requests is on the Pheasant Run website.**
- 2. Per the bylaws of the PHOA, trashcans are required to be kept outside of view. Privacy areas are to be kept clean and neat. Owners and/or renters will be given a first notice and afterwards fines will be enforced if not in compliance.**
- 3. Homeowners will be requested to send contact information for tenants so that the board may keep tenants informed of updates, policies, etc.**

**NEXT MEETING**

**MAY 22, 6:30PM**