

Panoramic Heights Homeowner Association

Board meeting agenda

July 11, 2022 7:00 PM ZOOM

Panoramicheightshoa.com

Present: Robin Duncan, Gerry Berges, Ron Mabry, Traci Bradshaw, John Crosby, Steve Varner, Jenna Higley, Bill Dixon

A. Approval of the minutes from June 20, 2022 and amended minutes May 9th, 2022.

- a. Motion to approve amended May minutes and June minutes by Traci Bradshaw, seconded by Jenna Higley. Both passed unanimously.

B. Financial Report: **Steve**

1. Spent: irrigation repairs, Epic Lawn Service, online service fee for HOA dues
2. For the month: \$1900 in, spent \$1600
3. 25% spent for the year, 2 years in reserve

C. Web site development: **Jenna**

1. Additions to the website for Thompson Hill development information

D. Irrigation: **John C.**

1. Valves around the pool area are sticking. EPIC will fix.

E. **5301 W. 26th development:** Berges

1. Nothing new at this time. They did clear up the lot.
2. Gerry meeting with attorney on Wednesday to provide declarations from Covenants and Architecture committee members.

F. Other business:

1. PHRA. \$425 this year for membership. Inactive dues: \$140
2. Do you know of any new members near you who would be interested in the board? Please contact a board member.
3. Thompson Hill update: Bill Dixon

Process is proceeding slowly. 15 – 20 individual letters sent to City Council and City Planning Dept. Please consider writing your letter of concern. 43 online surveys submitted to date. Please see PH website to take the survey if you haven't done so. Panoramicheightshoa.com

4. Speed bumps on 26th, 25th and Irving. Still waiting to talk with Joe Seet.
 - a. Talk to the city about the requirement they placed on Citadel Estates
5. Welcoming committee: Still looking for a lead for this committee.
 - a. We have an idea what would be included in new member packets.
 1. Card, fruit, \$10 Dutch boy coffee certificate. Any other suggestions?
 2. Traci made up some bags to put the items in.
 - b. How can we get information on the new homeowners? This is still a question.
6. Skunks are gone. Thank you, Andy and Jenna.
7. Follow up on neighborhood security in September.
8. Dead tree in PH park. John will check it out.
9. Letterhead – Jenna sent 2 examples
10. Letters to be sent out to HOA members not in compliance with covenants.

G. Committee reports.

- a. Architectural: nothing to report at this time
- b. Covenants/Grievance: We still need a lead for this committee.
 1. Process of setting up Covenants/Grievance committee meeting for August or September and start covenant changes. Need to be sent to members before March business meeting for a vote.
 2. Letters sent to those outside of covenants. About 10 letters sent out.
- c. Welcoming: Have we formed this committee? It would be helpful.

NO MEETING IN AUGUST.

FUTURE MEETING DATES: 9/12, 10/10, 11/14, 12/12, 1/9/2023, 2/13, 3/13 (Membership meeting: Officer voting, Covenant changes voted on.)

Committees:

a. Irrigation:

John Crosby

b. Architectural Committee:

Traci Bradshaw Steve Varner

Andy Higley

Brian Keller

Gerry Berges

c. Covenants/Grievance Committee:

Mark Lucas

Dave Dallas

Jeff Hylden

Shane Van Den Hende

Lawrence Clay

Schlomo Orr

d. Audit committee:

Traci Bradshaw

Gerry Berges

e. Welcoming committee:

Christy Watts