

Clearview P.U.D. Homeowners Association
A Corporation Not-for-Profit

Board of Directors Meeting

Date: Wednesday, May 2, 2018

Time: 6:30 pm – 8:00 pm

Place: 3120 Woodbine Lane, Randy Olson

Meeting Notes

1. Established a Quorum – Jennifer Blanco, Rob Burns, Randy Olson – Board Members; Verniece Thomas – Community Association Manager
2. Called meeting to order – 6:35 pm
3. Reviewed minutes from April 4, 2018. Motion mad by Rob to approve minutes; motion was seconded by Jennifer; motion approved.
4. Financial Report – Verniece gave update on financial condition of the HOA. The certificate of deposit has not been opened yet as the amount in the money market account went down with the payment of the taxes. The CD will be taken out June after estimated tax payments are made and monies are paid to Journey Homes for the construction of the pump house and irrigation pond.

Delinquent HOA accounts will be pursued to bring the accounts current.

	3/31/18	4/30/18
Checking #2500400250	\$ 1,320.81	\$ 7,559.41
Savings #2500400269	\$ 237,799.02	\$ 224,630.73
CD – 1/8/18 - .80%	\$ 7,889.23	\$ 7,889.23

5. Previous Meeting Business
 - a. 347 Buckeye Agreement – not completed
 - b. Bike rack bid – update – No update since Jim was not in attendance.
 - c. Landscaping update – 165 Alder – Becky Morford – approval was given to extend her deadline until the end of May as she is in the process of installing a fence and maintaining the landscaping; 166 Alder – Michael Williford – landscaping has been completed and they have chosen not to install a fence at this time.
 - d. Pond update – approve bylaws – discussed the revisions that had been made to the bylaws. Verniece will send out to board members to review and approve. This will give Jim the authority to proceed with executing the document on behalf of the Clearview PUD Homeowners Association.
 - e. General landscaping update – Randy gave an update on the status of the landscaping. The irrigation pond has been mowed and it will be invoiced separately from the HOA invoices. The trees have been fertilized.
6. New items –
 - a. Exterior paint request – 157 Basswood Avenue – Brian/Autumn Powell – Motion made by Jennifer to approve; motion was seconded by Rob; motion was approved/
 - b. Review tax return – postponed signing of the return until the June meeting.
 - c. Reviewed invoices – Motion made by Rob to approve the invoices; motion seconded by Jennifer; motion approved.

7. General Discussion
 - a. Discussed the concrete work that needs to be done. Randy checked out the area that had been reported on Basswood and said that it should be repaired. Jennifer provided the name of a concrete contractor that she had worked with on their home. Randy planned on contacting the company.
 - b. Discussed looking at revising the verbiage in the covenants regarding recreational vehicles and boats and chickens. Verniece will provide the board with the verbiage that was used by Clearview 4 HOA to make similar revisions to their covenants.
8. Adjourn – Motion made by Rob to adjourn; motion was seconded by Randy; motion was approved. Meeting was adjourned at 7:55 pm.

Meeting schedule

May 2, 2018 – 6:30 pm – 3120 Woodbine Lane, Randy Olson

June 6, 2018 – 6:30 pm – 131 Hawthorne Avenue, Jennifer Blanco