

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

**Board of Directors Meeting**

**Date: Wednesday, January 6, 2021**

**Time: 6:30 pm – 8:00 pm**

**Place: Microsoft Teams**

**Meeting Notes**

1. Established a Quorum – Randy, Jim, Anna Marie, Rob – Board members; Verniece Thomas, property manager.
2. Called Meeting to order – 6:35 pm
3. Reviewed minutes – 12/2/2020 – motion made by Rob to approve the minutes; motion seconded by Randy; motion approved.
4. Financial Report – Verniece will mail out 2021 HOA invoices on or before January 15, 2021. Payment is due on or before February 28, 2021.

	11/30/2020	12/31/2020
Checking #2500400250	\$ 7,283.41	\$ 7,023.88
Savings #2500400269	\$ 103,493.72	\$ 104,914.41
CD – 7/09/20 - .70%	\$ 8,048.53	\$ 8,048.53

5. Previous Meeting Business
  - a. Landscape/snow removal updates – Randy put up some of the sidewalk markers; he used about 30 of the markers; stored remainder in the pump house. Randy said that the lights are out in the monument sign on the corner of Silverbell. Verniece will contact Bert to replace the lights.
  - b. Lighting contest – December 13, 2020 – lighting contest went well. Suggestion that maybe the Clearview 4 board or city council members could judge the contest next year. Verbiage on 1<sup>st</sup> place prize winner signs should be simplified.
  - c. Newsletter/update – board reviewed and approved. Insert arrows on each page so that residents look at both sides of the update. Also included annual meeting Zoom address in the update.
  - d. Annual meeting – January 27, 2021- reviewed the agenda. Jim will ask Leslie Arnold, RE5-J Superintendent and Matt LeCerf, Town Manager to participate in the meeting. Discussed the accomplishments during 2020 – Jim will send out list to board to review.
6. New items –
  - a. Landscape contract – Ace of Blades – reviewed the contract; Randy will meet with Brandon and make modifications to the contract; contract will be resubmitted for approval in February.
  - b. Tree maintenance proposal – Schra Tree – Motion made by Rob to approve the proposal and prepay before March 15 to receive discount; motion was seconded by Anna Marie; motion was approved.
  - c. HOA code violators – post notices; send letters and fine recurring violations is about our only recourse other than pursuing litigation.
  - d. Reviewed invoices; motion made by Rob to approve the invoices; motion was seconded by Randy; motion approved.
7. General Discussion

- a. Randy said that he had talked to Miles Thompson. Miles is interested in serving on the board; Jim had talked to Louis Abuso and he is also interested. Jim will send them board applications.
  - b. Discussed setting up the checking account for CV NPM Inc. Verniece will get with bank officer to open the account.
  - c. Jim will talk with Jackie Eubank, president of CV4HOA, about collaborating on items pertinent to both HOAs; i.e., park development, design of new elementary school.
8. Adjourn – motion made by Rob to adjourn; motion was seconded by Randy; motion approved. Meeting adjourned at 7:40 pm.

#### Meeting schedule

January 6, 2021 – 6:30 pm – Microsoft Teams

January 27, 2021 – 7:00 pm – Annual meeting Zoom call

February 3, 2021 – 6:30 pm – Microsoft Teams