

PCNPOA Annual Meeting Minutes January 9th, 2023

Meeting Called to order 7:05 on January 9th, 2023

Attendance Summary: 12 members present at the meeting

Board of Director

- Present: Bob Finkbeiner, Shannon Switzer, Anthony Pepple, Mark Willman
- Absent: Indira Hsu (sick)

Homeowner: 9 homeowners in attendance

Proxies: 3 proxies submitted

KMC: Brad Boellner

Introductions: Introduced board members, community members and KMC representatives

2023 Annual Meeting Minutes: Reviewed 2023 annual meeting minutes

2023 financials: Reviewed 2023 financials and projects.

2024 plans and budgets:

- Reviewed 2024 budget
- Annual dues are set to \$320

HOA Board Members and committee members:

Elections were not held since there was not a quorum present.

Current board members have agreed to continue for the 2024 year.

BOARD MEMBER	TERM
Shannon Switzer	2024
Anthony Pepple	2024
Bob Finkbeiner	2024
Indira Hsu	2024
Mark Willman	2024

Architecture Committee Members: Lori Brooks, Debra Salefski, Brian Ayers

Communication Committee Members: Anthony Pepple (chair), Doug Hsu, Debra Salefski

Open Forum:

- Pond Maintenance discussion
 - o Weed maintenance on pond
 - Board will talk to pond company about weed treatment in pond and 2-3 feet from waters edge for entire pond
 - Board will check with landscape company about weed cleanup of spillways around pond
 - o Beaver issue
 - Board is working with contractor to remove and cleanup damage from beavers in pond.
- Communication strategy and improvements
 - o Entryway notice signs – add QR codes to signs to improve communication
 - Ayers have volunteered to help with entryway signs
 - o Website updates
 - Board will update site and work with communications committee to maintain
 - o Communications committee
 - QR Codes have been added to signs to help improve communication
- Discussed amending documents to limit rentals within the neighborhood.
 - o Board will begin drafting options to help limit rentals and communicate to neighborhood
- Discussed idea of re-establishing block captains for areas of the neighborhood to help assist in communication and neighborhood issues.
- Focus of current board is to build up reserves to allow for repairs to entrances and to maintain adequate funds for unexpected expenses or additional projects.

Adjournment: Meeting adjourned 8:10pm on January 10th, 2023