

Minutes for February 28, 2007 Parkside Board Meeting

Meeting Time: 5:30 pm

Location: Tom Johnson's house at 4208 Shelby Court.

Board Members :	Present	Guests:
Tom Johnson	X	
Paul Dofton		
Rob Huntley		
John Lindsay	X	
Ray Bloom	X	

Approval of Minutes

The minutes of the regular meeting held January 11, 2007 and the Annual Meeting held January 18, 2007 were approved by email and have been posted on the website.

Secretary/Treasurer's Report:

The checkbook balance as of February 26, 2007 is \$11,749.77.

The total annual budget is \$11,010.00.

The budget as of January 31, 2007 has a favorable variance of \$67.85.

Old Business:

2007 Budget

The draft budget that had been prepared by Kirk Kennedy was modified to create a \$3,000 reserve and approved. It was approved at the Annual Meeting January 18, 2007.

It was decided to purchase a CD with half of the bank balance to increase the interest earnings.

Storm Damage

There was a general discussion of the damage done by the recent storms and the responsibility of the POA to actual and perceived problems in the common areas.

This issue will be incorporated into the discussions regarding the cutting of trees in the common areas adjacent to Westwood.

Forked Tree Adjacent to Lot 4, PII

The board was advised of a tree in the common area south of the house on Lot 4, PII that according to the homeowner: "It really tips over in the wind storms. It has a double trunk that is split part of the way down. I think it should be removed."

Tom Johnson contacted the city and Jonn Lunsford looked at the tree. His email of January 24, 2007 stated "I visited with Mrs. Cox today and looked at the tree. I didn't see evidence of heaving or cracking at the ground. I did speak with her about the two leaders or forks of the tree. I asked her to look for separation where they grow together in the next wind storm. Maybe Steve has more information for me is he has seen the roots lifting in the wind. I asked her to talk with her husband and see if they wanted to address the tree immediately or were willing to consider other options."

Tom will contact the owners and see if they have a response to Mr. Lunsford's comments.

Status of Dues Payments

As of February 26, dues have been paid by all but 3 of the 74 lots.

New Business

Renewal of Simply Yards Contract

Simply Yards has offered to perform the landscape maintenance and color program for an additional year for the same cost as last year (\$6,060.00).

Tom Johnson will contact them to see if they would agree to a three year extension for the same price.

Boat Trailers in Driveways

The two boats that have been in driveways for some time were removed after the owners were contacted by Tom Johnson.

Item closed.

Leaning Tree adjacent to Lot 16, PI

There is a tree in the common area behind Lot 16, PI. Since the wind storm it is leaning away from the house and a large root pulled out of the ground in the backyard of Lot 16. Jonn Lunsford in his email of February 7, 2007 gave permission for the root to be cut off. If the tree subsequently falls, it will fall into the forest land.

Lot 38, PI New Owners

For information, the new owners of the house at 4620 Hickory Drive that was sold by the Pat and Lia Reagan are William and Marilyn Rietzel.

Progressive Dinner

Scheduled for March 17, 2007.

Westwood Tree Removal

Westwood currently plans to remove 11 or 12 trees in their common area that are felt to be a danger to homes in their development. Further, they are contemplating removing all remaining large trees in their common area and replanting.

Tom Johnson will attempt to set up a meeting with representatives of Westwood, Jonn Lunsford, and the Parkside Board to discuss the tree issues and how best to avoid damage to homes from falling trees and at the same time retain the forested appearance of our developments.

Directors and Officers Insurance

John Lindsay questioned as to whether our insurance covered the cost of defense as well as the cost of any judgment. He will review the policy.

Adequacy of Reserves

There was discussion regarding the reserves and whether there should be more substantial reserves for specific elements such as the pavement for the private access to Lots 8, 9, and 10, PII.

The next regular Board meeting will be held at 5:30PM, March 21, 2007 at Tom Johnson's house at 4208 Shelby Court.