

# Minutes for March 21, 2007 Parkside Board Meeting

Meeting Time: 5:30 pm

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

<b>Board Members :</b>	<b>Present</b>	<b>Guests:</b>
Tom Johnson	x	
Paul Dofton		
Rob Huntley	x	
John Lindsay	x	
Ray Bloom	x	

## **Approval of Minutes**

The minutes of the regular meeting held February 28, 2007 were approved by email and have been posted on the website.

## **Secretary/Treasurer's Report:**

The checkbook balance as of March 20, 2007 is \$12,438.56.

The total annual budget is \$11,010.00.

The budget as of February 28, 2007 has a favorable variance of \$ 95.00.

## **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 contacted Carolyn Cox on March 10 and was told that they are no longer concerned.

Item closed.

## **Status of Dues Payments**

As of March 20, dues have been paid by all of the 74 lots.

Item closed.

## **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 met with John Childs of Simply Yards and agreed with the offer of a three year contract. The terms are: year one (2007) same price as last year, 2008 will have a 3% increase, and 2009 will be the same as 2008.

The contract has been executed and placed in the files.

Item closed.

## **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 advised that Westwood no longer plans to clear cut their common area.

Item closed.

## **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.

The policy has been reviewed and does include coverage for both the cost of defense and any judgment up to the policy limits.

## **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 2007 reserve of \$3,000 will be separated from the checking account in a CD and will require two signatures to cash.

## **New Business**

### **Pavement Crack in Lake Park Drive**

Tom will talk to the City Public Works Department to determine what they might do about it before it gets worse.

### **2007 Officers**

It was agreed that the 2007 officers would remain the same as 2006. Tom Johnson is president and Ray Bloom is the secretary/treasurer.

**Lot 3, PII Alder Tree Problem**

Tom Johnson and John Lindsay will look at tree behind Lot 3 that is leaning and possibly decayed to determine if it should be cut down.

**Audit of Books**

John Lindsay recommended that an independent review of the books be performed.

Tom Johnson will contact members of the POA to determine if someone with a business or accounting background would perform this review.

The next regular Board meeting will be held at 5:30PM, April 11, 2007 at Ray Bloom's house at 4820 Green Hills Court.