

**Monthly Parkridge HOA
Meeting Minutes
January 26, 2011**

- I. Meeting called to order:** 6:01 PM
- II. Board Members present:**
- 1) Annette McCarty-Abraham
 - 2) Tim Schneider
 - 3) Dave Watkins
 - 4) Elaine Ball
 - 5) Diane Levine
- Cathy Hacker from Northwest Valley Realty was present
- III. Minutes :**
Read, corrected and approved minutes from 12/15/10 meeting. Filed as approved.
- IV. Financials :**
Tim Schneider reviewed and motioned for approval of December financials, Dave Watkins seconded, motion approved and filed for audit.
- V. Landscape Committee:**
Sean from Exquisite Landscaping and Maintenance Inc., submitted estimate for plants, rock and irrigation material for the following areas: Irma & 101st Lane, Mohawk and 99th Avenue, Runion and 99th Avenue, and along Lake Pleasant Drive. Dave Watkins motioned to approve all but the Lake Pleasant Drive project (placed on hold until further notice), Tim Schneider seconded the motion, motion approved.
- VI. Communications Committee:**
Next newsletter will be mailed out with the bills prior to March 1st, all newsletter items must be submitted to Eldora Engebretson by February 15th,
- VII. Open Issues :** Friday, Saturday and Sunday , April 15th, 16th and 17th will be our Springtime Community Garage Sale and the City of Peoria has already designated May 23rd –May 25th as our Loose Trash Pick-Up Days .
Annette suggested we research the possibility of a sound barrier to Lake Pleasant Road, Cathy will check with the City of Peoria to see if we can request an assessment of the traffic noise from Lake Pleasant Road. We have received numerous complaints from our neighbors bordering that road.

Since the board had so many legal questions we will contact The Brown Law Group regarding their \$50 per month services.

Annette requested the board review our CC&R's, especially to review rules for a legal annual meeting and asked Cathy to find the city codes covering parking of commercial vehicles. Cathy said we have two homeowners now enrolled in payment plans, with the The Brown Law Group for their respective past dues and penalties.

Annette is requesting we question our legal sources with respect to how and if the HOA may be proactive when a home is damaged by a minor. What are our options?

Another homeowner has "walked away" from their home and abandoned their responsibility to pay their HOA dues. Dave Watkins motioned to investigate all legal channels in order to recover the money owed to the Association. Tim Schneider seconded and approved.

Dave Watkins motioned to turn over all delinquent accounts with balances of \$250.00 or more over a year old, for legal action. Tim Schneider seconded the motion

VIII. Written Appeals:

Cathy will respond via email

IX. The meeting adjourned at 7:15 PM

X. The next Parkridge HOA meeting is scheduled for February 23rd, 2011, at 6:00 PM at the Sunrise Mountain Branch, Peoria Library.

Minutes respectfully submitted by Diane Levine

Minutes approved on