

PHEASANT WALK HOMEOWNERS ASSOCIATION
MEETING MINUTES
JUNE 18, 2008

This meeting was called to order at 7:30 pm by Ken Paulsen at Prime Management's office. Also present were: Ed O'Donnell, Nina Ashton and Rolf Marti, approximately 20 homeowners, Deputy John Vislock, Landscape Architect Leo Urban and Sheri Scarborough of Prime Management. Brent Hoover and Manager Kelly Endlich were absent.

MEETING MINUTES

Nina motioned to waive the reading of the minutes of the May 14, 2008 meeting and approve them as written. The motion was seconded by Ed and approved unanimously.

TREASURERS REPORT

Ed reported in detail \$172,767 in the operating accounts and \$79,480 in the cable account.

MANAGEMENT REPORT

Sheri reported, in Kelly's absence, that Kelly had meet with Brown and Brown Insurance to discuss obtaining an insurance quote and also submitted an application to Plastridge. However, both agencies reported they were not able to compete with the current rate from Travelers with Park and Associates Agency. Kelly also reported three street lights to FPL. Anthony DeFilippis installed the 24 oak trees as contracted for and will begin the tree trimming within the next few weeks. Gregor has completed the street signs and Dick Pope has completed the repair on the sidewalk located by the dock.

COMMITTEE REPORTS

Bonnie Weldon provided a written report to the board which included 7 approvals of which 3 were for house painting, 1 generator and LP tank, 2 window replacements and 1 reroof. Ed motioned to accept Bonnie's report. The motion was seconded by Rolf and approved unanimously.

Deputy John Vislocky reported on the community security stating he continues to give warning tickets to those that do not stop at the stop signs and speeding. The Board requested he start giving tickets rather than warnings. The Board also requested for the communication committee to publicize on channel 63, "No Parking over the Sidewalk".

The landscape architect, Leo Urban, was present to give an overview of his plans. He stated his is concerned with the line of sight requirements and recommends plants with lots of color, new lighting on the wall, vines on the wall, possibly solar lighting and, of course, new irrigation bubblers. The Board decided to have a separate landscape meeting next week.

The board discussed a problem with a road patch sinking at the corner of Pheasant Trail and Sugar Pine. The Board also discussed their displeasure of the handling of the May newsletter which was mailed very late.

Gregor requested a new net for the volley ball court stating the court is getting a lot of usage. The Board approved the purchase of a new net.

Rolf noted his disappointment in the placement of several of the new Oak trees which are not in line with the others. It was explained the problem was probably due to water and irrigation lines, however Ken would speak with Anthony about moving them to another area. Rolf also noted several trees did not look like they are going to make it. Anthony will be notified to replace the trees if they die.

There being no further business, the meeting was adjourned at 9:20 pm.