

Patterson Gardens Board Meeting

October 20, 2020

The meeting was called to order by Monty Luellen at 6:30 pm via phone conference call. In attendance were Board Members: Monty Luellen, Barb Sundermeier, Tom Sheldon, Ellen Wells, Carolyn Ridenour. Owners/Tenants: Therese Luellen, John (JP) Phillipe. Absent: None

Ellen moved to accept minutes from previous meeting of September 22, 2020; 2nd by Barb, MSC

Review Financials – Bank statements (September 2020)

1. Statements from Heritage for current dues paid, fines, etc. (follow-up with 502)
2. Review 2020 Budget
3. Karen finally has online access for checking account billpay, seems to be working well. Still a glitch with getting statements by mail. Trying to get resolved.

COMMITTEE REPORTS:

Grounds

1. Big cottonwood tree by building 7 definitely must be removed; received estimate from Mountain Tree
 - a. Sent letter to Xcel Energy via website on 10/15 to remove or assist with costs; waiting for response (attached) Xcel will “top” the tree (hopefully down to lowest line), will not cleanup or cut out. If they take it down to about 20’, Mike’s crew will clear out the rest after Xcel. No timeline yet.
 - b. Other trees needing to be trimmed: ash in front of and behind building 9 and maple (?) NE corner of pool house. To be removed: pine tree along Patterson.
2. Irrigation water scheduled to be shut off this week

Buildings (JP)

1. JP will check on status of termite traps around building 7
2. Board discussed waiting until leaves drop before finish cleaning gutters. Need to ask Phil to make conscious effort to check all gutters before freezes.

Pool (Dave Lord - Pool “Maintenance”; Phil – Pool “Housekeeping”)

1. Pool is dry.
2. JP has contacted Plumber to check out furnaces.

Welcome packets (Elizabeth)

1. Nothing new currently.

Motion to accept all reports – Ellen, Barb 2nd MSC

BUSINESS ARISING FROM MINUTES/EMAILS/OLD BUSINESS:

1. Tom S painted Patterson Gardens street sign. Looks great!! Thank you!
2. Annual meeting will be November 17 via ZOOM. Elizabeth working on setting up ZOOM; may be limited to 1 hour or less. For ZOOM, will need to send info to all homeowners and those who want to participate will need to respond to Heritage and

provide email address so that “invitation” can be sent to join meeting. Will need to include instructions.

3. Board reviewed proposed budget for 2021. Due to the uncertainty of 2021 as related to the covid pandemic, Ellen moved to accept the budget “as is” at this point in time and we will update and adjust as information applies to changes needed. 2nd by Tom, MSC.
4. Reviewed accomplishments for the past year (2020) and goals for new year (2021) to be presented at annual meeting.
5. Monty & Ellen up for re-election. Both have agreed to continue to serve. Other nominations?

NEW BUSINESS:

1. Discussed scenario: If a tenant damages a neighbor’s property, who should be financially responsible for the tenant’s actions? Talk with tenant? Owner? Submit claim to insurance? Suggest noting in next newsletter?

Next Board Meeting: Tuesday, January 19, 2021 at 6:30 pm via phone conference.

Meeting adjourned: 7:55 pm

Respectfully submitted,

Therese Luellen, PGHOA Secretary

PGHOA Board of Directors

Monty Luellen, President – email: luellen0399@msn.com

Tom Sheldon, Vice President – email: tom@giradio.com

Barb Sundermeier, Treasurer – email: sundermeierb@gmail.com

Ellen Wells, At Large – email: ellenwells2009@yahoo.com

Carolyn Ridenour, At Large – email: yeoldbidy1@yahoo.com