

Patterson Gardens Board Meeting

March 22, 2022

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, Ellen Wells, Diane Perry, Therese Luellen. Owners/Tenants: JP . Absent: None

After review of the January 18,2022 meeting minutes, Barb moved to accept; 2nd by Diane. MSC

Review Financials – Bank statements (January & February 2022)

1. Statements from Heritage for current dues paid, fines, etc.
2. Talked about averaging bills from maintenance person

COMMITTEE REPORTS:

Buildings (JP)

1. Monty is working on a “Master List” of general maintenance concerns. Goal is to complete projects this year. Primary goals will be gutters on building 4 and tree removal for those too close to foundation.

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

1. Pool liner has been “leaking”, we haven’t paid the balance due as Watermark continues to figure out the problem.
2. Salt generator is ordered, no further update on the status.
3. Pool house needs painted;
4. Carpets will be cleaned prior to opening.

Welcome packets (Barbara B)

1. New owners?
2. Units sold?
3. Units for sale?

Grounds

1. Irrigation pump has been re-built (annual maintenance) and is back and ready for use for the season.

Ellen moved to accept all reports; 2nd by Barb MSC.

BUSINESS ARISING FROM MINUTES/EMAILS/OLD BUSINESS:

- Status of Grant funding for asphalt resurfacing/replacement? Haven’t learned of anything.

NEW BUSINESS:

- Discuss purchase of Clayton’s Lawnmower. It’s not brand new, but it’s not worn out. We will need to take care of all maintenance (oil changed, blades sharpened.) Ellen moved to purchase the lawnmower for \$3000; 2nd by Diane MSC.

- Discussed problems with gutters on building 4. Leaking has created ice in front of door and a serious hazard. Prior repairs have not resolved. Building 2 also has reported leaking issues. Board unanimously agreed to have Monty check with Seamless Gutters by Juan to obtain a bid for replacing rather than repairing these particular gutters.

Next Board Meeting: Tuesday, May 17, 2022 at 6:30 pm (via phone conference)
(change to May 24, 2022 per Board consensus).

Meeting adjourned 7:10 PM

Respectfully submitted,

Therese Luellen, PGHOA Secretary

PGHOA Board of Directors

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