

PARKSIDE AT GOVERNOR'S RANCH HOMES ASSOCIATION
MINUTES
Wednesday, September 21, 2011

Call to Order: Meeting was called to order at 6:30 pm by the President, Glenn Morgan, at the Governor's Ranch Clubhouse. Board members also present: Karen Phannenstiel, Chuck Schuler and Bryan Erbenbraut and Georgia Evans. Also, present: Sharon Leiter, Financial Manager.

Open Forum: No homeowners present.

Minutes: Board members reviewed minutes of August 17, 2011, Regular Board Meeting. Motion to approve the minutes as presented made by Chuck Schuler; seconded by Bryan Erbenbraut. Motion passed 5-0.

Financial Reports:

- Financial manager handed out the June statement and reconciliation for the 91-Day Savings account. It was delayed because it was never received in the mail. When the omission was discovered, a copy of the bank statement was requested from First Bank and added to the financial statements.
- Financial manager reviewed the August 2011 financial statements with the Board.
- Motion to accept August financial reports as presented was made by Glenn Morgan and seconded by Karen Phannenstiel. Motion passed 5-0.

Committee Reports:

Social: (Karen Phannenstiel)

- No report.

Design Review: (Chuck Schuler)

- No report.

Hospitality (Georgia Evans)

- No report.

Capital Improvement Committee (Bryan Erbenbraut)

- No report.

Gate Committee (Glenn Morgan)

- Gate opener deposit received from 5293. Gate is working well.

Unfinished Business:

- Design Review issue: Glenn Morgan reported that Sandy Brown, Betty Smith, and Joyce Marshall are on an ad-hoc committee to look over the Design Review guidelines. They found that in section 1.6 the word "not" had been left out. The committee's concern is not so much with the guidelines as they stand, but with the "process," how the walkthroughs are done, consistency, how letters are sent, and what oversight the board has. The committee submitted two pages of ideas regarding "process." The board liked the sample checklist submitted. Georgia Evans said it is good for new homeowners to have a good education on drain pans and the Design Review guidelines concerning them. Glenn said there are two ways to handle Design Review: the D.R. committee watches over the guidelines; or with no committee, complaints come to the board in writing and the board investigates and sends out letters to correct the problem. The consensus was to let the ad hoc committee finish their work and submit their suggestions. Then show them to Design Review and get their input. Then let the board look it over and consider the issues and suggestions.

New Business:

- Annual Meeting October 19: Board was reminded that the social hour begins at 6:00 pm and the potluck dinner at 6:30. Annual Meeting begins at 7:30 pm.
- Call Letter Packet: Sharon Leiter reviewed the call letter and ballot with board members. The packet will be mailed by Monday, Sept. 26.
- Chuck Schuler thanked Glenn Morgan for all his work as President this year.

Adjournment: Motion by Bryan Erbenbraut, seconded by Chuck Schuler, to adjourn at 7:30 pm. Approved 5-0.