

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
February 13th, 2017**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on February 13th, 2017 at 7:00 pm.

Directors in attendance: Steve Roehling, Jeff Johnson, Dan Corsetti, Marsha Speicher, Greg Lind and Sharryn Kuhlman.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 6:58 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the November 7th board meeting.

Resolved: To approve the January financials

Resolved: To have Scott approve architectural submittals of approved color schemes.

Notation: Scott to be have landscaper leave potato vines at monument signs.

Notation: Scott to speak with Cole/landscaper about water conservation concerns.

Notation: Scott to have the light repaired at the West Monument sign.

Notation: Scott to email current Board list to the board members.

Notation: Scott to get insurance quotes from CAU and Farmers.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:34 p.m.

The next meeting is scheduled for the Annual on April 10th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
May 15th, 2017

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on February 15th, 2017 at 7:00 pm.

Directors in attendance: Steve Roehling, Dan Corsetti, Marsha Speicher, Greg Lind and Sharryn Kuhlman.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:00 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the February 13th and April 10th board meetings.

Resolved: To approve the April 2017 financials

Resolved: To approve Ash sidewalk repair bid from Signature Projects for \$650.

Resolved: To approve the Harris and Sons tree trimming proposal in the amount of \$3,250.

Notation: Landscaper to apply most efficient watering to keep the lawn areas healthy.

Notation: Landscaper will apply weed abatement during March and April to weeds at street/sidewalk areas for a nominal charge.

Notation: Scott to provide Board information on Smart Controllers.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:45 p.m.

The next meeting is scheduled for the August 14th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION August 14th, 2017

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on August 14th, 2017 at 7:00 pm.

Directors in attendance: Steve Roehling, Dan Corsetti, Marsha Speicher and Jeff Johnson.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:01 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the May 15th board meeting.

Resolved: To approve the July 2017 financials

Resolved: To have painted all 5 utility boxes for a cost NTE \$725 - Marsha to propose color and Holland to perform work.

Resolved: Update turf sprinkler system for uneven watering \$1,428 from GSL.

Notation: The 2 bids from GSL for Monument irrigation (\$1,775) and Monument sign area plant (\$1,000) replacement to be considered and the October meeting.

Notation: Install granite next to sidewalk from Carver Rd. to canal – No, board decided that based on cost and lack of benefit to not pursue this.

Notation: Install granite border around monuments to prevent water damage. No, cost of proposal & perceived benefit not worth it.

Notation: Smart controllers for irrigation (bid for \$6,305) not at this time. Board to continue exploring this area of this new technology and cost decline in future.

Notation: Plant grass or on install gravel at oleander hedge on Maple. No longer required as grass is filling in.

Notation: Poly irrigation replacement with PVC at lawn areas – Tabled until a detailed needs/cost analysis is provided by Dan, Greg, Cole and Scott

Notation: Tree installation in large greenbelt. A detailed proposal is required to make a decision.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 8:13 p.m.

The next meeting is scheduled for the October 16th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
December 11th, 2017**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on December 11th, 2017 at 7:00 pm.

Directors in attendance: Steve Roehling, Dan Corsetti, Greg Lind and Sharryn Kuhlman and Jeff Johnson.

Scott Darnall from Kinney Management Services was also present.
A quorum was established. The meeting was called to order at 7:02 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the October 17th board meeting.

Resolved: To approve the October 2017 financials

Resolved: 2018 meeting dates: Annual 4/9, 2/12, 5/14, 8/13, 10/15 and 12/10

Notation: The Monument signage planter irrigation proposal of \$1,775 to be coordinated with electrical improvements in February. Replanting to be determined at time of irrigation work.

Notation: Dan and Greg completed a common area walk thru on December 2, 2017 and Scott is to follow-up on identified issues with Cole.

Notation: Scott to have Cole move sprinkler spray away from the other utility boxes on Maple for the \$160 proposal.

Notation: Scott to resend to the Board the \$1,775 monument area irrigation upgrade.

Notation: Steve reported that the Snow Day was once again very successful with a good turnout.

There being no further business to come before the Board, the meeting was adjourned at 7:25 p.m.

The next meeting is scheduled for the Monday Feb, 12th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary