

PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
November 8, 2021

Directors in attendance: Greg Lind, Janice Dunnaho, Dan Corsetti, Mindy Douglass, Alan Marchione and Jeff Johnson. Debbie Tribioli from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 6:28 p.m. by Mindy Douglass.

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

Resolved: September 20 2021 Minutes approved. Motion by Jeff, second by Greg, all approve.

Financial: Jeff notes that community is in good financial shape. There will be no overseeding of the common areas this fall. Pest control company terminated as of the end of September. Water bill was higher but water was turned off to green belts 2 weeks ago. Jeff motions to approve the financials, Greg seconds, all approve.

Architectural – It was a busy month with approximately 7 submittals.

New Business Notation:

- Approval of Stratman Law Firm invoice #14293
- Approval of Landscape USA Invoice #104276 (Board instructs Debbie to hold invoice until Mindy verifies work is done satisfactorily).
- Kevin Holland has ordered wreaths for monuments and they will be put up the weekend after Thanksgiving. Kevin will also store the wreaths in his garage for \$60 per year. HOA still has lights stored at Jeff's house.
- Newsletter – Debbie to prepare a draft newsletter for the Board to review. Finalized newsletter will be mailed out with the 2022 budget by 12/1/21.

There being no further business to come before the Board, the meeting was adjourned at 6:59 p.m.

Next meeting is December 13th at 6:30 pm