

PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
October 10, 2022

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

A quorum was established. The meeting was called to order at 6:51 p.m. by Mindy Douglass.

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

Resolved: August 8 2022 Minutes approved. Motion by Jeff, second by Mindy, all approve.

Financial: August 2022 financials were reviewed. Financials are in good shape. Jeff motions to approve, Mindy seconds, all approve.

Architectural – There have been 5 new submittals. Permanent Holiday lights, solar panels, storm door, exterior painting and turf replacement. Discussion about permanent LED clear outdoor changeable lighting.

New Business Notation:

- Landscape Contract – Board reviews the landscape contract with Yellowstone and signs it.
- Yellowstone Invoice – Debbie will pay Yellowstone invoice #PHXE 437859 for \$448.23.
- 2023 Budget – Board reviews the proposed budget for 2023 with a \$2 per month increase. Alan motions to approve, Mindy seconds, all approve.
- Next meeting date is November 7th at 6:45pm. At that meeting the Board will have the draft of the newsletter ready to approve and be mailed out with the 2023 budget to all homeowners.

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