

**Clearview P.U.D. Homeowners Association**  
**A Corporation Not-for-Profit**

**Board of Directors Meeting**

**Date: Wednesday, February 3, 2021**

**Time: 6:30 pm – 8:00 pm**

**Place: Microsoft Teams**

**Meeting Notes**

1. Established a Quorum – Rob Burns, Jim Hatfield, Anna Marie Almanza, Randy Olson, Miles Thompson – board members present; Louis Abuso – board member absent; Verniece Thomas – property manager
2. Called meeting to order – 6:35 pm
3. Reviewed minutes from 1/6/2021 meeting. Motion made by Rob to approve minutes; motion to approve seconded by Anna Marie; motion approved.
4. Financial Report – Verniece gave report. Members are starting to pay the 2021 dues. Invoices were sent out the second week of January. The CD at First Advantage Bank renewed on January 8, 2021.

	12/31/2020	1/31/2021
Checking #2500400250	\$ 7,023.88	\$ 10,397.72
Savings #2500400269	\$ 104,914.41	\$ 106,491.24
CD – 1/08/21 - .50%	\$ 8,048.53	\$ 8,076.98

5. Previous Meeting Business
  - a. Reviewed board applications – Louis Abuso, Miles Thompson; motion made by Jim to approve board applications; motion to approve was seconded by Randy; motion approved.
  - b. Landscape contract update – Randy will meet with Brandon and discuss the contract. He gave an update on the leak at the north end of the irrigation pond. Jim will take photos of the damage incurred. Randy thinks that we should pump it out. He will discuss further with Greg (Ace of Blades). Discussed the water issues that may result from development to the east and south. Verniece will contact Paradise Landscaping to see if they still have the original landscape plans. Will continue to monitor this situation.
  - c. Rescheduled annual meeting for February 24, 2021 at 7:00 pm on Zoom. Verniece will send out revised agenda and proxy.
6. New items –
  - a. Discussed meeting with Clearview 4 HOA to discuss mutual concerns; i.e., water, landscaping, schools, activities. Will look at scheduling in April or May.
  - b. School design review/comments – Jim gave update – preliminary design
  - c. Potential impact of high school site – fence, etc. – Jim gave update
  - d. Impact of future development – Jim gave update from information presented at City Council meeting.
  - e. Reviewed invoices – motion made by Rob to approve invoices; motion to approve seconded by Anna Marie; motion approved.
  - f. Invoice to reimburse Rob for website – motion made by Jim to approve; motion to approve seconded by Anna Marie; motion approved.
  - g. Bartels & Company CPA Engagement letter to prepare 2020 taxes – motion made by Anna Marie to approve; motion to approve seconded by Rob; motion approved.

7. General Discussion
8. Adjourn – Motion made by Jim to adjourn; motion to adjourn seconded by Randy; motion approved. Meeting adjourned at 8:15 pm

Meeting schedule

February 3, 2021 – 6:30 pm – Microsoft Teams

February 24, 2021 – 7:00 pm – Rescheduled Annual meeting

March 3, 2021 – 6:30 pm – Microsoft Teams