

## **PVHA Annual Board Meeting**

**April 6, 2023, at Community Room, 6581 Dada Drive**

**Present: Board members Dave Morefield, Al Lew, Lauren Bugner, Linda Shelton-Carty and 20 homeowners**

### **Agenda:**

#### **1- President's Remarks by Dave Morefield:**

##### **a. General Comments:**

- i. New Board last year, took a few months to figure out systems, but have developed a good relationship and rhythm and accomplished several things, while being fiscally responsible. All agreed to serve again, more to come on that later in the meeting.
- ii. One of those was to replace the old website, which was set up by a previous resident and no one knew who had access. The new website is PVHA.info and the best way to reach the Board is through [Board@pvha.info](mailto:Board@pvha.info).

##### **b. PVHA entrance sign replacement**

- i. This year, we're replacing the very old signs at the entrances to PVHA. They will be black aluminum, 4 metal signs (2 per entrance), with white lettering in the style to match the street signs. These will last longer than wooden signs, at a cost of \$6680, which is less than the wood. The signs will fit into the brick, which will remain the same.
- ii. The flags will be replaced, as they are each year.
- iii. No other major projects planned this year.

##### **c. Yard and home maintenance**

- i. Please take care of your lawn and gardens. If you don't, the Board will have someone do it and charge you. This is in the CC&Rs that everyone got when they purchased their homes, but many don't read them. Please read them.

##### **d. Paint approval**

- i. Required before painting starts, if painting a different color than existing one. If there's no approval, you may have to stop work or pay to re-paint.
- ii. Can't be the same color as houses next door or across the street. Board goes on Google maps and takes a look.

- iii. Trim color should be a neutral color to help maintain the aesthetic of the neighborhood.
- e. **Garbage Cans**
  - i. These need to be stored out of sight of the street when it's not trash day.
  - ii. Have a few days' grace after trash day, because people do travel, but by Friday, they need to be in the garage, behind a fence or even on the side of the house.
  - iii. The Board gets complaints when the cans are left in front of the house or garage and then has to send a letter to the homeowner.
- f. **HOA dues**
  - i. We are not raising fees this year, sticking with \$150 per year.
  - ii. Board has been fiscally responsible. It's a self-governing volunteer board. We don't want to go with a management company, which would cost a lot more for less service.

## **2- Treasurer's Report by Al Lew**

- a. **Block Parties**
  - i. Have set aside money in the budget for block parties: There's a form to fill out to be reimbursed up to \$10 per person for block parties, up to \$200. Must provide names and receipts, not including alcohol. Must be current on HOA dues to be reimbursed.
  - ii. You can be eligible for a higher number of guests if you block off the street with a permit through the Park District.
  - iii. Encouraging people to get outside and have a good time.
- b. **Budget**
  - i. Collecting dues, \$8,000 to \$9,000 not paid so far. It was due April 1.
  - ii. Have to pay dues before a house is sold.
  - iii. Some homeowners are in arrears for more than 2 years. We've been making some headway with those.
  - iv. 125 homes are past due equaling \$19,000 in dues. Most pay, won't lien if don't pay this year's dues by May 1.
  - v. Trying to set up Zelle to pay online. We'll have a new bank this year in an acquisition and that may make it easier to set it up for next year. QuickBooks is difficult to use. Susie Nustra has been helping.
  - vi. We started the year with a balance of \$52,925 and ended with \$59,641.

- vii. If you didn't get an invoice or have questions, use Board@pvha.info; the website is pvha.info
- viii. We added money to the Events committee budget for the coming year. Also streamlining events and modernizing the process, so it's not so much work for the committee members. For example, hiring an ice cream truck instead of members buying ice cream, keeping it at home and transporting to the park in coolers.
- ix. Last year had the cul de sac project: Had to be done. Trees were at the end of life. Also had to pay for watering during the dry summer. Trees and plants in the cul de sacs that have died will be replaced this spring.
- x. There was a question about beautifying around the sign in the park and they were encouraged to call the Park District because that's their jurisdiction. The Park District is responsible for the park and usually responsive.

### 3- Events by Mary Hoernemann

#### a. Looking for Volunteers

- i. Have a great core group of volunteers, many of whom are new. Most of the work is making a phone call or two.
- ii. Need help, especially the day of events.

#### c. Dates for events this year:

- i. Neighborhood garage Sale: May 19-21
- ii. Ice Cream Social: 1 pm, June 24
- iii. Ravinia Night with Bucket #6: August 19
- iv. Fall Fest: October 21

d. **We have secured Bucket #6** as the band for Ravinia Night, thanks to Kristin Fischer. This was a band that has been very popular and we're pleased they're able to make their return.

e. **As mentioned, we have more budget for events this year.** Excited for these events.

- i. A resident remarked that they like the events posted for the year. Another said they appreciated the Easter Egg Hunt and how it was set up.

#### f. Facebook

- i. Mary is protective of the neighborhood Facebook page. She bounces those who don't belong. Many are trying, including dryer vent cleaning sales.

- ii. Moving to Providence Village HOA Facebook instead of Next Door because it's more focused on our neighborhood and under our control.
- iii. The Events Committee won't be taking on all ideas in the neighborhood, like a Sunday afternoon adult softball game, but residents are encouraged to create and carry them out. They can contact Mary to publicize them on our Facebook page.

#### **4- Proposed New Bylaws**

##### **a. Allowing synthetic cedar roofing**

- i. It will last longer with less maintenance.
- ii. Ecological.
- iii. No less expensive than cedar roofing: \$35,000 to \$40,000.
- iv. Will not allow metal or asphalt.
- v. Need 256 homes to approve it.

##### **b. Solar panels**

- i. The state of Illinois has a law that says homeowners must be allowed to install solar panels.
- ii. HOAs are allowed to approve placement of them by law.
- iii. They can't be seen from the street
- iv. Be considerate of neighbors. We've already seen some issues with reflections from the panels annoying neighbors.

##### **c. Cedar siding**

- i. Question about whether we could consider alternatives to cedar siding as well. Birds pecking at the houses, causing damage.
- ii. Dave agreed the board will discuss roofing and siding further and bring in samples, talk to realtors to find out if the changes will affect property values, there are many reasons why it may make the houses more attractive, insurance rates will go down. Then the attorney would draw up proxy statements.

##### **d. Waiving HOA dues for board members who serve for a year**

- i. Would be an incentive to encourage people to volunteer.
- ii. Resident voiced concerns that people should just be motivated to volunteer because they care.
- iii. It's a lot of work for volunteers.

##### **e. Remove outdoor holiday lights by March 1**

- i. There was a question if that's a Village ordinance. The Board will explore and find out.

**5- Other Business and Questions**

- a. Susie Nustra volunteered to be backup CPA. She did the tax returns this year.
- b. We're updating the email lists. Sign up for email on the website, [pvha.info](http://pvha.info)
- c. Concern about garbage day; things fly around.
- d. Leaf pickup-shouldn't put them in the street
  - i. Agreed to put a reminder on FB in the Fall.

**6- Election of Officers**

- a. Slate was approved, re-electing Dave Morefield as President; Lauren Bugner as Vice-President, Al Lew as Treasurer and Linda Shelton-Carty as Secretary.

**7- Adjourned at 8:05 p.m.**