



PMLOA Board Meeting Minutes

Location:	Xactware 1100 W Traverse Pkwy, Lehi, UT 84043
Date:	October 25, 2017
Time:	5:30 p.m.

In attendance: Jay DeMille, Russ Gardner, Jason Love, Cindy Bell , Randy Fry, Terri Eagan, Kirk Tolbert and Mark Peterson

Update on Action Items:

1. Cal Nelson's easement – Process in motion, no details
2. Collections, Liens & Deeds update
 - a. Bud Boyce to collections, we need to keep working on them.
 - b. Two people that jointly own 2 lots, and the titles are listed separately with different primary owners, they may still only owe 1 due.
3. Dues Date change, put in new CCR's/By Laws now
 - a. That may be a problem because the members were not presented with a new date option during the 2017 annual meeting
 - b. Jason motions that there will be two votes at the annual meeting. There will be one for the change of the due date and the other on the CCR's. Terri seconds the motion. The vote is unanimous to accept this motion.
4. CC&R's / By Laws review
 - a. Animals section rewording for CCR's/By Laws
 - b. Terri would like to have the members vote on the animal issue at the annual meeting.
 - c. It is proposed that we put the language back that was in the documents presented at the meeting. Then we need to put up what we decide as options for the verbiage.
 - d. Russ proposes we leave it as livestock and then exclude the animals that are not wanted.
 - e. Randy proposes we leave it as it is and add an option for poultry.
 - f. Jason motions that we hold a vote as to whether we will add poultry to the wording that was added last time. Seconded by Randy. The vote was unanimous in favor.
5. We will be holding 3 votes regarding the new CCR's and Bylaws, 1 will be for the adoption of the new CCR's and Bylaws, 2 will be if we will be changing the date for dues being payable to May 1 from the current June 1, and 3 is adding language that allows poultry.
6. Double check easements to put in new CCR's/By Laws
 - a. The current wording in the proposed CCR's aligns with what is recorded. If the CCR's are adopted, the missing easement in Phase II needs to be recorded.
7. Pyne / Lawrence Taylor dues-tax roll issue.
 - a. As it relates to dues for previous owners, if historically they paid one due, they may continue to pay one due even though the primary name on the lot may be different or the mailing addresses may be different.
8. Snow Plow/Scout

- a. The plow needs a new ram or new seals; it will cost several hundred dollars to fix it.
 - b. The issue is if it is worth fixing it and if we are liable if someone is hurt while driving the plow.
 - c. Currently Whispering Pines plows Meadow Road and Pine Mountain maintains Meadow Road.
 - d. Terri is going to call Shaun Kearney at WP in regards to plowing the parking lot and Meadow Road.
9. Plowing in the Winter
- a. Randy motions that Russ Gardner and Bill Polewchak have permission to plow the roads in front of their property. Jay seconds the motion. The vote is unanimous in favor.
 - b. Jason will write the letter of approval.
 - c. We will need to store the digital copies in a uniform place. Randy will set up a google drive for storing Association documents since it is free.
- Meeting adjourned 8:29 p.m.

Action Items:

1. Jason – Letter of approval to Russ and Bill for plowing of the roads.
2. Terri – Talk to Sean Kearney regarding plowing the parking lot.
3. Randy – Set up a google drive account.