

Summary and Action Items from
July 16, 2019, Safety and Security Committee Meeting

Project Updates and Action Items:

1. **Trimming limited common area trees/shrubs overhanging, damaging or threatening damage to common-area structures, public facilities:** Walk-thru in September, possibly sooner, to identify homes with issues; draft notice that if HOA has to hire contractor to do work, will charge homeowner.
2. **Pool rules violations, reporting and enforcement:** Updated signs installed. Reminder about reporting violations and whom to contact was distributed in Parkwood Patter, Summer 2019 edition.
3. **Trip and fall hazards in community: upraised/uneven concrete hazards (liability risks for HOA and homeowners).** Maintenance followed up with Supreme and Heavy Duty: "time and materials" pricing means higher costs, and neither is a specialist; therefore should approve bid from Precision.
4. **Installations of battery-powered, motion-activated lights in dark common-area walkways/paths between rear patios and at ends of streets:** Message distributed in Parkwood Patter, Summer 2019 edition: If homeowners see dark common areas that may benefit from motion-activated lights, please submit a work order to Maintenance Department for consideration.

Project to improve parking rules—topics discussed and action items:

1. **Rule 2: Parking permits required for all vehicles parked in Parkwood** (other than marked service vehicles): Vehicles without a parking permit will be considered trespassing and subject to tow warning with 48-hour notice. Develop database: owners/tenants; home addresses; their vehicles; homeowner-coded parking permits: one color for homeowner vehicles; different color for visitor vehicle.
2. **Rule 3 - Notice of Violation and Fine:** Committee recommends adding 1(b) of NRS 116.31031 to Rules and Regulations to authorize HOA to issue notice of violation/fine without time to cure and support more effective enforcement of parking (and other) rules. Will draft proposal for August 14 board meeting.
3. **Rule 4:- Towing:** Obtain from Equus a copy of contract information received from Milne; review and discuss terms, conditions, service expectations, enforcement support; also whether services would/could conflict with NRS or HOA governing documents. Review new towing rule SB 212 effective 7/1/19.
4. **Fine schedule:** Obtain from Equus a sample schedule of fines; NRS 116.31031, paragraph 3, requires an HOA—that may impose fines—to give homeowners a schedule of fines 30 days prior to enforcement.
5. **Homeowner poll:** Solicit homeowners' input about main parking concerns; will draft poll—form, format, content, etc—for discussion at next committee meeting; will submit proposal for Board approval.

Ongoing projects:

1. **Juniper/shrub removals and replacements:** Maintenance will select, purchase and replant in affected common areas; project will resume when side-street repaving is completed.
2. **Replace yellow lights with brighter, white carriage lights on garage exteriors and entryways:** Ongoing via homeowner requests; to-date, approximately 66% has been replaced.
3. **Fire code compliance:** Millbrook fire-lane paint touch-up ongoing per maintenance priorities/workload.

Tabled/On Hold: For details, see prior agendas and summaries.

1. New entry/access system for pool: tabled at April 10, 2018, board meeting.
2. Questionnaire about homeowners' interest in Parkwood as gated community via electronic security gates at Millbrook entrances: tabled at April 10, 2018, board meeting
3. Security patrol service: discussion/consideration tabled by committee.
4. Fire hazard potential of undeveloped lot at Baker/Redfield: further discussion tabled at Dec. 17, 2018, committee meeting.
5. Replacements for garage side doors: Effective options like steel doors appear cost-prohibitive; since issue is not a priority with any homeowners, committee tabled at Feb. 25, 2019, meeting.

The next committee meeting is scheduled for 5 pm, on Tuesday, July 30, in the club house. An agenda will be posted prior to the meeting,