

Summary and Action Items from
February 26, 2020, Safety and Security Committee Meeting

Safety and security projects—Discussion and action items:

1. **Revisions of Section 9 (Fines) of Rules & Regulations, include, but are not limited to: Addition of NRS 116.31031(1b) allowing fine without giving time to cure; a new fine schedule with \$25 minimum to \$100 maximum for severity and repeat violations; clarification of line of responsibility for guests who violate rules.** Feb. 13/16: Sent to board and Equus to obtain legal review. Awaiting legal comments.
2. **Limited common area trees/shrubs overhanging, damaging or threatening damage to common-area structures, public facilities:** Per Equus property manager at Feb. 12 board meeting, drafted notice to homeowners to trim trees/shrubs. Feb. 13 Committee submitted revised draft to board and Equus to be less abrupt or harsh due to no enforcement for many years. Awaiting board comments, decision.
3. **Trip and fall hazards in community: upraised/uneven concrete hazards (liability risks for HOA and homeowners).** Board approved annual survey and work; interim requests from homeowners will be handled as needed. RFP should be on July 2020 board meeting agenda.
4. **Recent security incidents—stolen vehicle, prowlers:** Discussed desired capabilities For: A) Homeowners to report suspicious incidents; B.) Homeowners to be alerted whenever a report is entered. Other items for further discussion: quality control for legitimacy, to prevent abuse; open use or sign-up only; technical issues; what support could Equus provide; etc. Will discuss with Tim York and Darleen at Equus.
5. **New topic/potential issue:** Discussed homebuyer complaints about condition of clubhouse interior and odors: interior improvements have been ongoing: TV; pool table; kitchen and appliances; carpet in meeting area. Planned improvements: new carpet in exercise room; repaint interior; replace blinds in meeting area, fix roof/skylight. Odors: Not apparent to committee members; should be investigated due to possible existence of health hazard: mold. Will gather more information about nature and location of odor(s).

Parking rules project—Updates and discussion:

1. **Revisions of Section 3 (Parking and Street Use) of Rules and Regulations, include, but are not limited to: All parked vehicles-including guests-must display a permit; a permit is required to park in all marked parking spaces (includes tennis courts) and driveways long enough for head-in or back-in parking; vehicles may be parked in one/the same marked parking space for no longer than 72 consecutive hours; vehicles carrying unsightly contents may not be parked in common areas or limited common areas in Parkwood:** Feb. 13/16: Sent to board and Equus to obtain legal review. Awaiting legal comments.
2. **Towing: Milne, Parkwood's newly contracted tow services provider** Discussed information from Milne for a fact sheet to assure correct procedures are understood and followed. Will develop with Milne
3. **Homeowner survey and responses to homeowner concerns:** Survey results contributed to Committee's work on street use and parking rules. Discussed draft of "preface" to new parking and violation rules to remind all homeowners/residents about reasons for new rules. Will draft and discuss at next committee meeting.

Ongoing projects—Updates and discussion:

1. **Installing battery-powered, motion-activated lights in dark common-area walkways/paths between rear patios and at ends of streets:** If homeowners see dark common areas that may benefit from motion-activated lights, please submit a work order to Maintenance Department for consideration. Update: ongoing.
2. **Replacing yellow lights with brighter, white carriage lights on garage exteriors and entryways:** Ongoing via homeowner requests. Update: 95% completed.
3. **Fire code compliance:** Millbrook fire-lane paint touch-up ongoing per maintenance priorities/workload.

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

The next committee meeting is scheduled at: TBD. A meeting agenda will be posted prior to the meeting but after the March 11 board meeting.