

Board of Directors
Sheryl Lipari, **President**
Carol Thorpe, **Treasurer**
Dan Matsui, **Secretary**
Noreen Leary, **Director**
Dan Morley **Director**

PARKWOOD HOMEOWNERS' ASSOCIATION

Professionally Managed by Equus Mgmt.
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BOARD OF DIRECTORS MEETING

March 12, 2024

Time: 5:15 PM

MEETING PLACE: Parkwood HOA Clubhouse

Action may be taken on any item on this agenda & revisions to this agenda may be made up to the day of the meeting

1. CALL TO ORDER & ESTABLISHMENT OF A QUORUM

Association is required by NRS 116 to Audio Tape Board Meetings. Any Homeowner audio taping must state so at this time.

2. MEMBERS FORUM: (Items on the agenda only)

A period devoted to comments by unit owners and discussion of those comments. Comments may be limited to 3-minutes per person. Except in emergencies, no action may be taken upon a matter raised under this item of the agenda until the matter itself has been included on an agenda as an item upon which action may be taken pursuant to [NRS116.3108](#).

From this point forward, per NRS 116, no additional discussion with Homeowners is permitted until the final Homeowner Open Forum.

3. REVIEW/APPROVAL OF JANUARY 9, 2024, BOARD MEETING MINUTES

4. REPORTS:

- A. Maintenance Report
- B. Management Report
- C. Social Committee
- D. Safety & Security Committee
- E. Landscape Committee
- F. President's Report
- G. Treasurer's Report

5. FINANCIALS:

- A. Review/Approval of November and December 2023 Unaudited Financials

6. CONTINUING AGENDA ITEMS: UPDATES

- A. **Update:** RV Lights and Electrical Issues
- B. **Update:** Streetlights
- C. **Update:** Walkaround with BrightView
- D. **Update:** Plow damage and repair

7. UNFINISHED BUSINESS:

- A. **Action Item: Review/Discussion:** Trip Hazard List Reduction, Equus to Confirm if Concrete Repairs is a Reserve Item
- B. **Action Item: Review/Discussion:** Articles of Incorporation Review by Noreen Leary
- C. **Action Item: Review/Approval:** Bids for Fence Replacement Behind Eyeglass Shop
- D. **Action Item: Review/Discussion:** Slurry Seal for Roads
- E. **Action Item: Review/Discussion:** Painting Bids
- F. **Action Item: Review/Discussion:** Henry Flooring Issues- Legal Opinion/Insurance Claim
- G. **Action Item: Review/Discussion:** Bluegrass Letter on pavers, roots and cement in garage
- H. **Action Item: Review/Discussion:** Merged Maintenance Job Description

8. NEW BUSINESS:

- A. **Action Item: Review/Discussion:** Budget and Date for Summer Pool Party
- B. **Action Item: Review/Discussion:** Set Date for 1st Budget Planning Meeting
- C. **Action Item: Review/Discussion:** Partial Transfer of the Due to Reserve from Operating Balance
- D. **Action Item: Review/Discussion:** Track and Enforcement of the Fireplace Inspections and Dryer Vent Cleaning

9. ACTION TAKEN OUTSIDE OF A BOARD MEETING:

10. ANNOUNCEMENTS

11. NEXT BOARD OF DIRECTORS MEETING DATE

12. MEMBER'S FORUM: (Open Forum)

Open forum is a period devoted to all comments by unit owners and discussion of those comments. Comments limited to 3-minutes per person.

13. ADJOURNMENT

Action Item

NEXT MEETING: April 9, 2024 at 5:15PM

An Executive Session meeting may be held after the General Meeting to discuss delinquencies, CC&R violations and any legal issues pursuant to NRS 116.

The agenda of the meeting of the executive board must comply with the provisions of [NRS 116.3108](#). Unit owner have the right to: Have a copy of the audio recording, the minutes or a summary of the minutes of the meeting provided to the unit's owner upon request, in electronic format at no charge to the unit's owner or, if the association is unable to provide the copy or summary in electronic format, in paper format at a cost not to exceed 25 cents per page for the first 10 pages, and 10 cents per page thereafter, speak to the association or executive board, unless the executive board is meeting in executive session. Please address with management company.

"The official Parkwood Association website is www.parkwoodreno.org, where all public documents are available."