

**Pioneer Ridge Owners Association  
Meeting – Agenda  
October 11, 2022 at 6:00 PM  
Ex-cell Property Managements-Office**

Call Meeting to Order (Attendance: Dennis, Logan and Megan along with Deanna)

Approval of Meeting Minutes – September 13, 2022 Megan motioned, Dennis seconded

Financial Discussion:

Approval of Financial Statements – August 2022 Megan motioned, Logan seconded

2023 – Budget Needs Approved Dennis motioned, Logan seconded

Major upcoming expenses are fence and sprinklers. New mail boxes might need to be considered. No increase in Dues this year. To remain at \$195. No dues for board members as long as they attend 6 meetings a year.

3 Judgments – To File 2022

Changing Banks – Mt. West Bank – Complete Form/Copy of ID  
Megan and Dennis completed forms on night of.

**Outstanding Dues Through 2022 No Change**

9 Owners Owe Dues

2 Owners Making Payments with no Liens

0 Owners Not Making Payments with no Liens

6 Owners with Liens Only – 0 Making Payments

1 Owners with Judgments – 0 Owner Making Payments

Building Grounds

- Building Grounds – 2023 – Approved
- Fall Clean Up
- Trim Up Trees & Common Area Stagecoach Dennis will do
- Water Wizards – Blow Out Sprinklers Deanna to find out the planned date. It is on her list.
- Swale on Chase/Cavalry-No Power Kootenai Electric to come out on Oct 18th at 1pm to install meter.

Additional Items for Discussion:

- Violation Notices – Board Discussion
- 25 Fence Sections to be Replaced – 2022 – Next Week

- City Assessing - Brahma Ct.-Re-seal or Pave **City still backed up.**
- Board Approved Violating Chickens
- 2503 Stagecoach Fence – What Will Board Approve **Submit new drawing for 3’ uniform painted fence to match existing.**
- Newsletter – Approval **Approved. All will assist in working toward getting flyers out on mail boxes. Logan to be primary. Total mailboxes - 21.**
- Potluck AGM – Drinks/Cookies **HOA to provide milk and water, napkins**
- AGM Date – Monday, November 14<sup>th</sup> 6:30 PM

#### Open Floor for Discussion

- Next Meeting Date – AGM Monday, November 14<sup>th</sup> 6:30 PM  
**Logan not likely to be able to attend**
- January 10<sup>th</sup>, 2023 - 6:00 PM

Meeting Adjourned **Dennis motioned, Logan seconded**