

**MISSION HILLS PARK VISTA HOMEOWNERS ASSOCIATION
BOARD OR DIRECTORS MEETING
DECEMBER 16, 2024**

MINUTES

A meeting of the Board of Directors of the Mission Hills Park Vista Homeowners Association was held on Monday, December 16, 2024 at 3:00 p.m. via ZOOM. A quorum of Board members was present and business was conducted as is outlined herein.

BOARD MEMBERS PRESENT:

Sandy Comrie, President
Jodi Sansone, Vice President
Annalee Davis, Secretary
Ted Robinson, Treasurer
Marco Godoy, Director

ALSO PRESENT:

Mike Livingston, Community Manager representing Millennium Community Management, LLC.; Several interested homeowners.

CALL TO ORDER:

The meeting was called to order by President, Sandy Comrie at 3:00 p.m.

OPEN FORUM:

Topics discussed during this portion of the meeting included: Landscaping, the look of the grass so far this season; accounting and communications.

APPROVAL OF MINUTES:

The Board reviewed the Minutes of the November, 2024 meeting, as presented. After review, Motion to approve the Minutes of November, 2024, as presented, made by Jodi. Seconded by Annalee. Unanimous.

APPROVAL OF FINANCIALS:

The Board reviewed the financial statements and bank reconciliations for November, 2024, as led by Ted. After review, Motion to review the financials and bank reconciliations for November, 2024, as presented; made by Jodi. Seconded by Annalee. Unanimous.

The Board reviewed the current delinquency status report.

POOLS:

The Board reviewed the quotes submitted to take over our pool service with the recent retirement of Stratton Pools. After review and discussion, Motion to approve the quote of Oasis Pools for \$2,500.00 per month; made by Jodi. Seconded by Annalee. Unanimous.

MANAGEMENT REPORT:

The Board reviewed the most recent work order log as presented by Management.

The Board reviewed the latest draft of the Solar Policy and Maintenance Agreement. Management conferred with counsel on a follow-up question from the Board which has been implemented in the document for consistency. After discussion, Motion to approve the Solar Policy & Maintenance Agreement, as presented; made by Jodi. Seconded by Annalee. Unanimous. Management to disburse the documents and Jodi will post on the website for the comment period.

COMMITTEE REPORTS:

Architectural – Marco reported that there are no new applications, currently pending.

Landscape – The Club property on the west side of Desert West Drive is looking much better. Desert West is due to be refurbished this season as part of the next street plan. The Board discussed holiday bonuses for the on-site maintenance personnel. Sandy will disburse and be reimbursed. After discussion, Motion to disburse holiday bonuses to the on-site staff; made by Jodi. Seconded by Annalee. Unanimous.

Communications – Jodi reiterated the usage of the Appfolio platform for communications and the filing of work orders, etc. This is a great, user-friendly system and Jodi has added a few short training videos to assist owners with usage and training. Also, the group Facebook page for Park Vista homeowners, which has gotten a tremendous response.

NEXT MEETING DATE:

The next scheduled meeting of the Board is Tuesday, January 21, 2024 at 3:00 p.m. via Zoom.

ADJOURNMENT:

With no further business to be brought before the Board at this time, the meeting was adjourned at 4:20 p.m.

Respectfully submitted,
Michael Livingston, Community Manager

APPROVED: _____ **DATE:** _____