

**MISSION HILLS PARK VISTA HOMEOWNERS ASSOCIATION
BOARD OR DIRECTORS MEETING
NOVEMBER 18, 2024**

MINUTES

A meeting of the Board of Directors of the Mission Hills Park Vista Homeowners Association was held on Monday, November 18, 2024 at 3:30 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 3:32 p.m.

OPEN FORUM:

Topics discussed during this portion of the meeting included: The beautiful weather we are all returning to; the look of the grass, tree trimming and overall look of the landscaping in the community; communications amongst the homeowners; and; New homeowners Juan and Elisabetta were introduced and welcomed.

APPROVAL OF MINUTES:

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

The Board reviewed the current delinquency status report.

The Board reviewed the proposed 2025 operating budget. After discussion; Motion to approve the 2025 operating budget with an 11% increase; made by Jodi. Seconded by Marco. Unanimous.

The Board discussed the insurance proposal submitted by LaBarre OKsnee insurance. After a lengthy discussion; Motion to approve the insurance proposal as submitted; made by Jodi. Seconded by Annalee. Unanimous.

The Board discussed the proposed pool heating schedule for the 2024-2025 season. After discussion; Motion to approve the heating of pools #3 & #7 for the coming season; made by Jodi. Seconded by Marco. Unanimous. The Board agreed to monitor and adjust the schedule, if necessary.

Management noted the anticipated Year-end reports from the CPA have been received and will be disbursed to the membership, post haste.

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 has conferred with counsel on a follow-up question from the Board which has been implemented in the document for consistency.

COMMITTEE REPORTS:

Architectural – Marco reported that there are two approved applications currently in-motion.

Landscape – A homeowner had lodged a complaint re: the Club’s handling of landscaping on the west side of DW Drive. The Board is following-up with the Club.

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. Phillip discussed the group Facebook page for Park Vista homeowners, which has gotten a tremendous response. The Board and homeowners present thanked Philip and Jodi for their hard work on behalf of the community.

NEXT MEETING DATE:

The next scheduled meeting of the Board is Monday, December 16, 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 5:10 p.m.

Respectfully submitted,
Michael Livingston, Community Manager

APPROVED: _____ **DATE:** _____