

**Palomar Estates West Resident Association**  
**Board meeting Minutes – April 4, 2023**

**Call to order:**

The PEWRA board meeting was called to order by the President, Tricia Spears at 6:30 pm, Tuesday April 4, 2023.

**In attendance:** Tricia Spears, President / / Michael Wilkinson, Treasurer / Jo Gehringer, Secretary / Garry Larson/ Katie Rodriguez/ Dita Kemp.

**In Absentia:** Cathie Byrd, Vice-President

**Review of Minutes:** Minutes of previous meeting were provided to Board and management team. Motion to approve by Tricia Spears. Unanimous vote for approval by present board members. Minutes to be added to website and posted in card room for resident view.

**Treasurer Report:** Mar 2023

Checking Account

Beginning Balance	\$ 3165.34
Deposits	\$ 1048.00
Disbursements	\$ 862.60
Ending Balance	\$ 2844.79

Savings Account

Beginning Balance	\$ 8028.28
Deposits	\$ 0.06
Disbursements	\$ 0.00
Ending Balance	\$ 8028.34

*Submitted and placed on file for audit*

**Breakfast Club report:** Mar 2023

Beginning Balance	\$ 1879.32
Deposits	\$ 1979.32
Disbursements	\$ 1157.27
Ending Balance	\$ 822.05

**Social Connection Report:** Mar 2023

Beginning Balance	\$ Deferred awaiting report
Deposits	\$
Disbursements	\$
Ending Balance	\$

## Management Report:

- Park Management Report: Management not in attendance, report submitted as follows:  
3 homes listed for sale, 8 homes in escrow  
Continued construction of fence on Viewpoint. Jacuzzi/Spa decking was replaced with a concrete finish. Repair of broken pipe on Viewpoint, cleaned gutters in clubhouse area buildings, maintenance of drainage gutters on hillsides, construct shelving in the Pavilion storage room, construct shelving in maintenance storage.
- Haven Management report: Katie Davis reported,  
Wish list currently in review, capital project of water valve replacements will continue and residents will be notified when necessary regarding work schedule.

## OLD BUSINESS:

- Dumpster scheduled for April 15, 8 AM to 1PM. Location at the clubhouse parking lot. Residents with questions may contact volunteer (Jesse Nieto) who will supervise that day and if assistance is required with transport, they may arrange to hire PEW ground crew.
- PEWRA Board members- 2023/2024. Reminded all residents that there are open positions this year. Residents who are interested in submitting their bio for consideration should contact Tricia Spears or any board member.
- Garden Club has purchased 2 planter pots for placement at the water tower gazebo. Installation will be coordinated with Park Maintenance and Garden Club members.
- Jacuzzi/Spa – new concrete flooring has been installed and after concerns expressed by residents a second surface treatment was completed to ensure a non-slip surface.
- Briggs property development –meeting attendees were informed that the general meeting previously scheduled for April 11 has been cancelled with no new date determined at this time. Residents are **strongly** encouraged to write to their council members with their concerns regarding possible zoning changes from low density to high density permits. The list of City Council members and their contact information can be found in the April Hilltopper (page 13) and on the PEWRA bulletin board found in the card room in the clubhouse.

## NEW BUSINESS:

- Volunteer appreciation event – event will be scheduled for June and any/all residents who are volunteers are welcome to attend. Additional information/details to follow.
- Fire pit benches - Resident has requested purchase of 2 additional concrete benches to be placed around the pool fire pit. Motion to approve by Michael Wilkinson and seconded by Garry Larson. Unanimous vote for approval by present board members.

- Pool Gazebo curtains – request to purchase gazebo curtain to block late afternoon sun and enhance shade in gazebo. Motion to approve by Katie Rodriguez and seconded by Dita Kemp. Unanimous vote for approval by present board members.
- May Board meeting: time change and Guest. The May 2023 PEWRA board meeting will be a general meeting and George Turk, President, Millennium Housing will be a guest at the meeting and available for resident interaction. The meeting time will be 1 hour earlier that day, beginning at 5:30 PM.

**Resident Comments/Questions:**

- Resident again questioned rent increase issue and was informed that questions should be presented at May meeting when Mr. Turk from Millennium Housing will be present to address the topic.
- Resident questioned landscape maintenance of ‘Banks’ and efforts to mitigate excessive snail/slug problem. States she feels if left unchecked it encourages rodent population in community and costly damage to resident property. John Davis, Haven Management, responded he would investigate issue.

Next meeting is scheduled for May 2, 2023

Meeting adjourned at 6:53 PM by Tricia Spears, PEWRA Board

Respectfully submitted,



Jo Gehringer  
PEWRA Secretary

Cc: Palomar Estates West Resident Association Board  
PEW Management  
Haven Management  
Official file