



OWNERS' ASSOCIATION

# Park View Profile

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Board of Directors 17 Lincoln Ave, Eldridge, IA 52748

## Board Minutes

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Park View Owners Association

### Executive Board

President: Mike Wright  
Vice Pres.: Jeff Wolf  
Treasurer: Dale Holland  
Secretary: Sherri Beyer

### Board Members

Mike Wright: Maintenance  
343-9894

Dale Holland: Architectural  
285-9511 Control

Sherri Beyer: Office Manager  
370-3715 Website

Stefanie Chase: Parkway  
285-2514 Development

Kurt Proctor: Insurance  
508-7318

Jeff Wolf: Mediacom  
285-5086

Dale Lindle: Public Relations/  
(309) 314-3004 County Liaison

David Krzyzanowski: Park  
275-0757 Board Liaison

Linda Peterkin: Legal  
240-604-8781

Deanna Nielsen—Office Clerk

### OFFICE HOURS

Monday & Wednesday 8-Noon

### PVOA Board of Directors Meeting Approved Minutes - March 8, 2017

The March meeting was called to order by Vice President Jeff Wolf at 7:01 PM. Board members in attendance: Sherri Beyer, Dale Holland, Kurt Proctor, Jeff Wolf, Dale Lindle and David Krzyzanowski. Also in attendance were Deanna Nielsen, clerk and 3 residents.

**Approval of minutes:** Dale Holland suggested a change to the February minutes (in old business: new board member) – striking appointed and adding *made a motion to appoint*. Dale Holland made a motion to approve the minutes as amended, Dale Lindle seconded. The motion was supported and passed.

**The Treasurer's Report:** Dale Holland made a motion to approve the Treasurer's report for February, Kurt seconded. The motion was supported and passed.

### **Open to the Floor:**

Linda Peterkin expressed her interest in volunteering for the board to fill the vacant position. Action will be taken at next month's meeting.

A resident asked about any updates on the bill to revive the covenants in Park View, Additions 1-8. Jeff replied that he didn't know of any new information. 2) The resident noticed two new houses on Hillside don't have yard lights. Deanna explained that one of the new owners had called the office recently and said the builder is aware of the situation and will install a light this spring. 3) Doesn't seem like the Mel Foster Development is communicating the covenants to the builders. The resident encouraged the board to communicate with the development company, the need to comply with the PVOA Covenants and Restrictions. 4) Another concern is the silt issue at the construction sites. Dale Lindle encouraged the resident to contact the county building inspector or soil and

erosion commission.

### **Committee Reports:**

**Legal:** The covenants of Dexter Acres, First Addition have been renewed. The papers were prepared by the lawyer, Douglas Lindstrom Jr. The documents were signed and filed February 28, 2017.

**Public Relations/County Issues:** Dale spoke with Sheriff Tim Lane who is looking for help with building code enforcement in Park View. The sheriff is aware of some of the disrepair in the community. Jeff suggested to add in the next Profile the need for having all homes (single family and apartments) up to code.

**Park Board:** David relayed that the Park Board is preparing for the season. Signups are underway. The Park Board has filed papers for the nonprofit status.

**Architectural Control:** Dale reported he has approved a fence and gazebo.

**Maintenance Control:** Kurt and Mike replace the locks on the entrance signboards.

**Office Activities:** Sherri relayed the information 1) About 2/3 of the 2017 assessments have been paid. Also donations are coming in: \$3480 Parkway donations (includes money for a bench) \$2365 4th of July and over \$1700 for Long Grove Fire Department 2) The current copier contract goes through November 2018, so the search has been put on hold. 3) Deanna worked with the Park Board on the nonprofit filing. She is also helping with the 4<sup>th</sup> of July/50<sup>th</sup> Anniversary event. 4) 2 liens were paid off in February: Outstanding liens - 2016: 7 homes 2 apartment owners (38 units) 2015: 13 homes 1 apartment owner (24 units)

**Mediacom:** Jeff has received complaints about poor service and will follow up. New modems are needed for the high speed service.

**Website:** Sheri is working with former board member, Erin McChesney, to get items on the web site.

**Old Business:**

**4<sup>th</sup> of July/ 50<sup>th</sup> Celebration:** Seven people met on February 26<sup>th</sup> to start the planning. Deanna questioned the budgeted amount of \$7000 for 4<sup>th</sup> of July celebration. Is this amount in addition to the donations? Treasurer Dale Holland answered that the \$7000 is for the total celebration and the donations are not in addition to that amount. Kurt would like to review this again after the March 26<sup>th</sup> meeting when there is more information about how much money is needed for the event. A full day of activities are being planned.

**New Business:**

**Annual Meeting** is set for May 17, 2017 at 7 PM at the PVOA Building. Terms of Sherri Beyer, Dale Holland and Stefanie Chase will expire. Sherri and Dale will be stepping down. Stefanie will be contacted to see if she plans to stay on the board. Jeff thanked Sherri and Dale for their work so far and encouraged members to get the word out that new board members are needed and a quorum is needed for the vote.

Kurt made a motion to adjourn the meeting, Dale Lindle seconded. All members in favor. The meeting adjourned at 7:38 PM.

**April 12, 2017—Unapproved Minutes**

The April meeting was called to order by President Mike Wright at 7:00 PM. Board members in attendance: Mike Wright, Sherri Beyer, Dale Holland, Kurt Proctor, Jeff Wolf, Dale Lindle and David Krzyzanowski. Also in attendance were Deanna Nielsen, clerk and 2 residents.

**Approval of minutes and Treasurer's report** The motions were supported and passed.

**Open to the Floor:**

Steve Holst, chairman of the 4<sup>th</sup> of July Committee, reported plans are underway for a full day of activities. At this point he anticipates expenses of \$1900 in addition to the \$5000 for the fireworks. In the 2017 budget, \$7000 was allotted for the 4<sup>th</sup> of July. 2) Steve presented a plaque listing Eagle Scouts from Boy Scout Troop 206. The troop disbanded recently. The board agreed to hang the plaque in the meeting room.

Justin Northwood expressed his interest in volunteering for the board. His name will appear on the ballot at the 2017 Annual meeting.

**Committee Reports:**

**Legal:** Mike reported several board members have sent letters to 3 Iowa state congressmen encouraging their support of the bill *relating to reinstatement of lapsed use restrictions within a common interest community*. The bill was introduced by Rita Hart and could be voted on next week.

**Insurance:** Kurt reported that PVOA will need to get a special event insurance rider for the 4<sup>th</sup> of July event. He will contact the insurance agent once the activities for the day are planned.

**Public Relations/County Issues:** Dale checked on a sink hole on Park View Dr. The county is working on the issue.

2) Dale also noted that the storm on March 6<sup>th</sup> caused damage to roofs in his area and encourages residents to get their roofs checked for wind damage. 3) The dumpsters at Deer Creek Apartments are overflowing and trash blows into the parkways.

**Park Board:** David reported that the nonprofit status has been reinstated to the Park Board. Financial data for 2016 was sent to the office and the PVPB plans to continue providing the information monthly.

**Maintenance Control:** 1) New mower has arrived 2) Will be working behind Fireside church to reroute the bridge. 3) Discussed transplanting trees now verse the fall. The maintenance men will decide. 4) Playground equipment will be installed as soon as it dries up. 5) The snow blower needs repair. 6) The maintenance building needs a new hot water heater. 7) The trash dumpster seems to be overflowing during spring. Mike will check the cost of getting a larger dumpster or having it emptied twice a week. Also there was discussion about having the service put on "vacation" during the winter months. 8) Mike talked to the LGFD chief about burning down the old office building as a training tool.

**Office Activities:** Sherri relayed the information 1) 789 have paid the 2017 Assessments. Approximately 79 single family homes and 3 apartment owners (47 units) will be getting a notice with the \$25 late fee added. 2) Donations – Parkways: \$3945 Fireworks: \$3150 Fiftieth Anniversary: \$50 LGFD: \$2760 Miscellaneous: \$45 3) Completed the self-audit for the Workers Compensation Insurance. 4) Contacted Mitch at the county to add items to the web pages. 5) Worked on the 4th of July Celebration. Wrote and delivered letters to businesses in Park View asking for support.

**Mediacom:** Jeff has new contact phone numbers for the company.

**Old Business:**

**4<sup>th</sup> of July/ 50<sup>th</sup> Celebration:** Next meeting April 23<sup>rd</sup> at 3 PM

**Park View Clean-Up Day** – Fifteen people helped. Lunch was provided by the Lion's Club.

**New Board Member** – Dale Holland made a motion to appoint Linda Peterkin to the board. Sherri seconded. Motion carried.

**Annual Meeting** is set for May 17, 2017 at 7 PM at the PVOA Building. Terms of Sherri Beyer, Dale Holland and Stefanie Chase will expire. Board members are encouraged to get the word out that new board members are needed and a quorum (47) is needed for the vote.

**New Business:**

**Scott County Planning and Zoning Commission** sent out notices of two new subdivisions. The board voiced approval of the final plat application for Dexter Acres 7<sup>th</sup> addition as this was originally approved in 2003. Concerns arose over the preliminary plat application of the subdivision planned for north of Park View, known as Valley Park View. The

board felt the name would be very confusing as this area will not be part of PVOA or use the Park View Water Company.

**Let's Play Video Contest** – Patti Hoffman contacted the office about a playground grant from KaBOOM!. The contest requires a video and grant application. Patti's family submitted the video for Preston, IA and the city won a \$20,000 grant in 2016. The board is very interested but no one has time to commit to the project right now. The deadline for the application is May 5th. Deanna will contact Patti about proceeding.

**"No Parking" Signs** will be ordered for the ball diamond. Mike will contact D & D Towing about removing vehicles parked on the grass. Any PVOA board member will be able

to call the towing company when they notice parking issues.

**Lighting** – It was recommended that a pole light be installed at the corner of Manor Dr. and Lincoln Ave. Mike will call Alliant Energy to get the costs.

**Electrical Outlets at Meadowbrook** – Kurt recommended increasing the service to 200 amp so more outlets can be installed. Dale Lindle will follow up.

Kurt made a motion to adjourn the meeting, Dale Lindle seconded. All members in favor. The meeting adjourned at 8:19 PM.

Respectfully Submitted,  
Deanna Nielsen

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**PARK VIEW OWNERS'  
ASSOCIATION ANNUAL MEETING  
Wednesday, May 17, 2017**

**7:00 PM at PVOA Building at 17 Lincoln Ave.**

The meeting will include:

- Annual report from the Board of Directors
- Annual Audit Report for 2016
- Election of 3 members of the board. Each for a three year term
- Open Floor Forum

If you wish to volunteer on the Board of Directors, please submit a short biography to the office (285-7804 or pvoa18@mchsi.com) by May 8th to get your name on the ballot. Requirements are the ability to attend meetings the 2nd Wednesday of the month from 6pm to 8pm and a desire to serve your community.

If an association member cannot attend the meeting, an absentee ballot will be available at the office May 10, 8 AM-noon and 6-8 PM or May 15, 8AM-noon.

In order to be eligible to vote, all assessments must be paid in full. **ONLY ONE VOTE PER HOUSEHOLD.**

**We need 47 votes for a quorum!!  
Please plan to attend this meeting and  
support YOUR association!!**

**PARK VIEW IS  
50 YEARS OLD!!**

Plans are underway to commemorate the 50th anniversary of Park View with a full day of activities on July 4, 2017. Tentative plans are for a parade, salad

luncheon, car show, anniversary cake & ice cream, display of Park View history, patriotic prayer service, kid's activities including bounce houses, & pony rides, games & sporting events, a live band, and the fireworks. The Park View Lions Club food trailer will be on hand.

Commemorate T-shirts (\$10), hats (\$15) and can cozies are available! To purchase contact Cindy Wolf (285-5086) or Lori Proctor (563-508-7356) after 4:30 PM.

More volunteers and groups are needed to oversee the activities. To find out more, come to the next meeting on Monday, May 8th at 7 PM at the PVOA building or call 285-7804.



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Dear Park View Residents,

As we prepare for our 50<sup>th</sup> Anniversary celebration on July 4<sup>th</sup>, we need your help in tracking down pieces of our history! We are in need of copies of pictures of our early years. We would like to hear any of your memories of our growing community. Do you know the dates of when businesses, churches, and our school were built? Do you have information about previous Park View Day celebrations? When did the Eagle Marathon begin? Who was Grandpa Jacomet? Do you know the names of our original residents? Do you know the name of our oldest resident?

If you could help fill in the blanks from August 1967 – July 2017 please drop off copies of photos or stories to the Home Owners' building. We also have a Facebook page called Park View Owners' Association where stories may be sent.

Thanks for your help and we hope you will join us for a day to celebrate the community, "Where you walk to play"!

Cindy Wolf, 103 Shawnee Circle

# Park View Owners' Association

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Eldridge, IA 52748

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## Welcome New Residents

If you are a new homeowner in Park View, please call the Owners' Association Office at 285-7804 and give us your name and new address.

### Important dates—Mark your calendar

**May 6**—Garage Sale Day 8 AM—2PM

Call Janet at 285-4226 by May 4th to get on the map! The Lions Club requests \$1 from each family having a garage sale to help pay for ads. This can be paid at the Lions' food trailer at Park View Lutheran Church.

**May 8**—4th of July Planning Meeting 7 PM

**May 10**—PVOA Meeting 7 PM

**May 17**—PVOA Annual Meeting 7 PM

**June 14**—PVOA Meeting 7 PM

### OIL RECYCLING

Used engine oil is collected on the first Saturday of each month from 8:30-10:30 a.m. at the PVOA maintenance building, 16 Lincoln Ave.

## 2017 Assessments

If you haven't paid your 2017 Association dues, a \$25 late fee has been added! Please pay \$125 per unit immediately to avoid more fees and a lien being placed on your property.



## Thanks to our wonderful volunteers for picking up trash in the parkways on April 8th.

SJ Madden, Travis Berhenke, Travis Berhenke, Lucas, Arabella, Makayla, Sam and Amber Miller, Jim Varcho, Deanna and Dan Nielsen, Darin, Nathan and Matthew Anderson and Dale Holland.



**And Thank You** to the Park View Lions Club providing lunch for the volunteers. Kurt Proctor, Randy Biery, Dennis Hughes, Dick Lane and Mike Wright