



# Park View Profile

Published Quarterly by the Park View Owners' Assoc. Board of Directors  
17 Lincoln Ave, Eldridge, IA 52748

## Board Minutes

17 Lincoln Avenue  
Eldridge, IA 52748  
563-285-7804

E-mail address:  
pvoa18@mchsi.com

Website addresses:  
parkviewiowa.com  
parkviewiowa.org

Also follow us of Facebook -  
Park View Owners Association

### Executive Board

President: Mike Wright  
Vice Pres.:  
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

Stefanie Chase: Parkway  
285-2514 Development

Dustin DeMuth: Park Board  
343-3019

Kurt Proctor: Insurance  
508-7318

Jeff Wolf: Mediacom  
285-5086

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

Open: Legal & Website

Deanna Nielsen—Office Clerk

OFFICE HOURS

Monday & Wednesday 8-Noon

### **PVOA Board of Directors Meeting Approved Minutes - July 13, 2016**

The July meeting was called to order by President Mike Wright at 7 PM. Board members in attendance: Mike Wright, Dale Holland, Sherri Beyer, Erin McChesney, Kurt Proctor and Jeffrey Wolf. Also in attendance were Deanna Nielsen, clerk, Tom Gall, maintenance and 4 residents.

The meeting began with a moment of silence in honor of past board member, Paul Viner who passed away earlier in the week.

**Approval of minutes and the treasurer's report for June:** The motions were supported and passed.

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

A resident on Hillside Drive had concerns about the large construction vehicles using Hillside Drive to get to the construction area in Dexter Acres. Besides the concern for the safety of the children, she is concerned about the heavy trucks damaging the 40 year old streets and also noted that the street is rather narrow for such large trucks. After discussion, the board decided to contact the contractors about using another route to enter. The board would like the large trucks to enter on Douglas Way off 190th Ave. The route has wider and newer streets. Mike will contact the developer for information.

A resident on Park Ave questioned if playground equipment would be replaced in his area. Several damaged items have been removed. The board explained that equipment can't be repaired and reinstalled because of CPSC regulations. A few new items have been ordered. Each area of Park View will get something new. 2)He also questioned the information in the Profile about paying for sidewalks in Dexter Acres. Board members explained the sidewalk will be in the parkway. 3)He also remarked that the maintenance men need to be commended for their wonderful upkeep of Park View.

A resident had concerns about the nominating committee for the annual meeting. Mike explained that no formal nominating committee was created because anyone interested in a board position was able to run.

All positions were filled without opposition. 2) Per the blue book, the Architectural Control Committee should have 3 members. Are there 3 members to that committee? Dale Holland is the committee chairman but others are asked to assist, both Mike and Kurt have helped. Mike asked the resident if he was willing to be part of the committee. He replied no. 3)Also questioned the placement of a shed on the corner of Nicholas Drive and Jacob Court. The board will follow up. 4)From the Dexter Acres covenants item #15. *No boats, trailers, campers or other vehicles shall be stored outside on any lot, driveway or street or said subdivision.* Erin explained the problem with this covenant is the definition of stored. Stored is defined as not moving for 60 days.

#### **Committee Reports:**

**Architectural Control:** Dale has approved a shed and fence.

**Maintenance Control:** Mike reported maintenance men are keeping up with the upkeep of Park View. The power pole by the entrance sign will have to be moved for Casey's entrance. Casey's contractors will take care of this.

**Office Activities:** Sherri relayed the information from the office: 1) 28 certified letters were sent to owners before liens were filed. 2) 17 liens were filed on June 27. 13 for single family units and 4 apartment buildings (38 units) 3) Deanna has researched the liens and reported there are 44 outstanding liens from 2011 to present.

**Parkway Development:** The new equipment was ordered and is expected to be delivered in the next month.

**Mediacom:** Jeffrey has been researching the contract with Mediacom and is still looking for the current contract.

#### **Old Business:**

**Sidewalk in Dexter:** Waiting for the area to

**Monthly meetings are held the 2nd  
Wednesday of the month at the PVOA  
Office Building, 17 Lincoln Ave.  
All residents are welcome to attend.  
Next meeting—October 12**

dry out. Also the sidewalk in Indian Hills should be completed as soon as the weather permits.

**Sidewalk between 36 & 40 Jacob Ct.** – Mike has been in contact with the developer and the sidewalk should be in by the end of July.

**Demo of old office building** – Next step is to remove the air conditioner and then set a budget for the actual demolition.

**4th of July Event** – Having the event on Monday and the beautiful weather increased the turn out. PVOA provided bouncy toys, bean bag toss and the fireworks. A big thank you to the Lindaman family for their generous donation toward the fireworks. Also thank you to the Park View Women's Club for manning the bouncy toys. Kurt made a motion to give a donation of \$400 to the Scott County Sheriff Reserve as a thank you for their service during the event. Jeffrey seconded. Motion carried. Dale made a motion to donate \$250 to the Long Grove Fire Department as a thank you for their service during the event. Jeffrey second. Motion carried. Planning for next year's event will begin in January. More volunteers are needed to expand the event.

**Park Board Contract** – Erin expressed a need to have the agreement signed with the board. She will check with Dustin to see if a meeting can be set up.

**Zoning Change:** Pat Dierickx has pursued the changing of 11 Grove Road to single family residential by requesting a zoning ordinance text amendment. The request by Patrick and Lora Dierickx to amend the Zoning Ordinance for unincorporated Scott County to allow single-family dwellings as Special Permitted Uses was approved by the Planning and Zoning Commission on July 5, 2016. After discussion, board members felt this is not in the best interest of Park View. Dale Holland made a motion to express opposition of the zoning change. Kurt seconded. Motion carried. The issue will be reviewed at the Supervisors Meeting on July 28th at 5 PM.

**Trash Dumpster:** Mike tried to contact our service representative from Republic Services about getting a cost estimate for a second dumpster for the summer. So far the rep has not return his call. It was decided to opt out of Container Refresh program.

#### **New Business:**

**Request for archery practice:** The resident was in attendance and explained that he would like to use the area by the burn pile for archery practice. There would be no children in the area and he could shoot toward the burn pile. PVOA would need a waiver from the resident. The board will follow up next month.

**Porta-Potty:** The porta-potties have been removed from Meadowbrook Park. If PVOA wants to promote residents to use the pavilion and playground, a restroom needs to be available. The Park Board contracts to have the porta-potties during the ball season. PVOA would need to pay to extend the contact through Sept. The board will follow up with the Park Board.

#### **Board Comments:**

Kurt thanked the maintenance men for getting everything ready for the 4th of July event, and continued maintenance of equipment and parkways. They always do a great job!!

The meeting adjourned at 8:27 PM.

## **Approved Minutes – August 10, 2016**

The August meeting was called to order by President Mike Wright at 7:00 PM. Board members in attendance: Mike Wright, Dale Holland, Sherri Beyer, Erin McChesney, Kurt Proctor, Jeffrey Wolf and Dale Lindle. Also in attendance were Deanna Nielsen, clerk, Tom Gall, maintenance and 2 residents.

### **Approval of minutes and the treasurer's report for July:**

The motions were supported and passed.

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

A resident expressed her concerns for the neglect of the entrance gates and landscaping. She asked the board to take time to check out the entrance gates. The area needs paint, overgrown shrubs need to be trimmed and planting flowers would be appreciated. She requested that the maintenance men make this a priority and get this completed before people come to Park View for the Fall garage sale day.

### **Committee Reports:**

**Public Relations/County Issues:** No report. Mike asked Dale Lindle to head up this committee.

**Park Board:** No report. Mike will call Park Board President, Andrea Flannery and set up a meeting.

**Maintenance Control:** Mike reported maintenance men are busy with clean up after the high winds. Mike is following up on the sidewalk projects in the parkways (Swan Lake, Indian Hills and Deer Creek).

**Office Activities:** Sherri relayed the information from the office: 1) Two liens were released in July. 2) A letter was written to redirect the construction traffic to enter via Douglas Way. Mike distributed the letters.

**Parkway Development:** The new equipment has been delivered and will be installed this Fall.

**Mediacom:** Jeffrey reported the 2<sup>nd</sup> quarter franchise fee of \$3092.32 has been received. The current Mediacom contract is part of the Mediacom's franchise with the State of Iowa.

### **Old Business:**

**Request for archery practice:** Dale Holland made a motion to deny the request for archery practice on PVOA property. After lengthy discussion, Dale Lindle seconded. All members in favor. The motion carried.

**Zoning Change:** Pat Dierickx is pursuing the changing of 11 Grove Road to single family residential by requesting a zoning ordinance text amendment. Mike and Erin attended the Scott County Supervisors Meeting on July 28<sup>th</sup> to voice PVOA's opposition to the change. The zoning change will also be on the agenda at tomorrow's Supervisors meeting. Stefanie agreed to draft a letter to be sent via email to the Supervisors before their meeting. She plans to include the results and comments of the Facebook survey.

**Porta-Potty:** Erin made a motion to keep a porta-potty at Meadowbrook Park until the end of September. The Park Board contracts to have the porta-potty during the ball season. PVOA will pay for the porta-potty from the end of the ball season through September. Sherri seconded. All in favor, motion carried.

### **New Business:**

**Compost Pile:** The compost area is filling up. Residents need to be reminded to put the grass clippings in the blocked

area. In the future it would be advantageous to have a concrete slab under the pile.

**Sand Volleyball Court:** A resident requested that the volleyball court between Crest Rd & Terrace Park Ct be updated to a sand court. This is not feasible because the court is in a natural waterway and the sand would wash away.

**Meadowbrook Pavilion:** The pavilion at Meadowbrook has been getting more use since the playground equipment was installed. There was discussion about having a sign up calendar for next year. Erin moved to keep the first come first serve reservation system, Sherri seconded. Motion carried.

**Transplant Trees:** The maintenance men will transplant trees starting in late September. Although all the transplants will not survive, this is an economical way to get trees in the parkways.

#### **Board Comments:**

Sherri relayed that The Quad Cities Cancer Awareness Ride is scheduled for Sunday, August 21 and starts at Lady Di's. 400-500 motorcycles are expected that morning.

The meeting adjourned at 7:51 PM.

#### **Unapproved Minutes—September 14, 2016**

The September meeting was called to order by President Mike Wright at 7:00 PM. Board members in attendance: Mike Wright, Sherri Beyer, Kurt Proctor, Jeffrey Wolf and Dale Lindle. Also in attendance were Deanna Nielsen, clerk and 6 visitors.

**Approval of minutes and the treasurer's report for August:** The motions were supported and passed.

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

Residents on Park View Drive (in Dexter Acres) expressed their concerns about the change in the water flow in the parkway behind their house. Their lot has standing water after big rains and takes days to dry out. The residents shared photos of water draining through their yard during a recent rain. Mike has looked at the property. Mike and Tom (head of maintenance) feel that the area has silted in over the years. The creek in that area needs to be dug out but with this unusually wet year, maintenance may not be able to do this until next spring. Mike also asked for the homeowner to find their lot pins.

A resident was concerned about ruts in the parkway behind Nicholas Court. Again this has been an unusually wet year and the maintenance men have been constantly mowing to keep up.

Jane Daux who is running for Scott Co. Board of Supervisors introduced herself and expressed her concerns for the county.

A resident questioned if the sidewalk in Indian Hills across the new culvert would be finished. Mike explained that the contractor is working on the sidewalk in Dexter acres and will most likely be doing this sidewalk also. 2) The resident also questions the color scheme for the gates. Mike relayed that the red and gray are the North Scott school colors. The resident expressed his disapproval of this color scheme.

#### **Committee Reports:**

**Maintenance Control:** Mike reported maintenance men are busy mowing the grass and working on the entrance gates. The sidewalk project in Swan Lake (Dexter Acres) is underway.

**Office Activities:** Sherri relayed the information from the office: 1) several complaints were documented in the past month. 2) the Profile will be sent out by October 1<sup>st</sup>.

**Parkway Development:** Stefanie submitted a written report about the Wellmark's 3 Point Play Nominate Your Hometown Contest and a possible grant from GameTime.

**Mediacom:** Jeffrey reported Mediacom has been working along Hillside Ct and work should be completed by Friday.

#### **Old Business:**

**Contract with Park Board:** Mike is seeking contact information for the Park Board President.

**Special Use Permit for 11 Grove Road:** A notice of a public hearing was received from the Scott County Planning and Development Department for the special use permit to establish a single-family dwelling at 11 Grove Road. A couple board members plan to attend the meeting on September 28, 2016 to express PVOA board's opposition of the request.

#### **New Business:**

**Resignation:** Mike read the resignation of Erin McChesney. Jeffrey made a motion to approve the resignation, Sherri seconded. Motion carried. The position will be filled next month. Interested people should contact the office before next month's meeting. Jeffrey made a motion to appoint Stefanie as the temporary legal liaison until the next meeting. Kurt seconded, motion carried. Sherri and Deanna will be trained to update the web page.

**Renewal of Dexter Acres Covenants:** A resident requested that the renewal of Dexter Acres Covenants be added to the agenda. She does not want the covenants to lapse. Kurt asked if the covenants could be renewed early. The original covenants were filed May 29, 1996. Stefanie will need to check with the lawyer about when to renew.

**Rocks for drainage area:** Mike requested a motion to purchase rock in the drainage area that runs into Scott County Park. Sherri made a motion to allow up to \$1800 for the purchase of rock. Jeffrey seconded, motion carried.

**Trick or Treat** in Park View will be on Halloween, October 31<sup>st</sup>, 6 to 8 PM.

**Christmas Lighting Contest** is set for December 10, 2016. Judges are needed. If interested, please call the office.

#### **Announcements:**

- North Scott Schools are holding an information meeting for leaders of the communities on October 27<sup>th</sup>. Mike plans to attend.

#### **Board Comments:**

- After reviewing the covenants for Dexter Acres, Mel Foster Development Company should be contacted first for all architectural changes in Dexter Acres.
- Erin will be missed on board. She was instrumental in discovering the law that allows the association to continue to collect annual dues and worked diligently to get the covenants renewed.
- The meeting adjourned at 7:45 PM.

Respectfully Submitted,  
Deanna Nielsen

# Park View Owners' Association

17 Lincoln Avenue  
Eldridge, IA 52748

Presorted  
Standard  
U.S. Postage Paid  
Eldridge, IA 52748  
Permit 50

Postal Customer

## Welcome New Residents

If you are a new resident of Park View and purchased a home, please call the Owners' Association Office at 285-7804 and give us your name and new address. We are not responsible to keep up with sale of properties.

### Trick or Treating

Trick or Treating in Park View will be on Halloween, Monday, October 31 from 6-8 pm. Please have your child wear some sort of reflective clothing or give them a light to carry so cars can see them. Please be alert when driving.

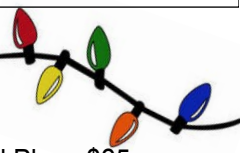


### Christmas Lighting Contest

**Saturday, December 10th 6 – 8 PM**

1st Place \$75 — 2nd place \$50 — 3rd Place \$25

Winners will be notified and signs will be put in their yards. Residents may not win a prize two consecutive years. Contact the office if you are interest in being a judge.

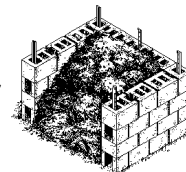


## Open Board Position

There is an open position on the Owners' Association Board of Directors. If you are interested in applying for this volunteer position, please send an email to [pvoa18@mchsi.com](mailto:pvoa18@mchsi.com) or call 285-7804 by October 10th. The Board will be making the appointment on Wed., Oct. 12th.

## Compost Pile

The compost pile is for GRASS AND LEAVES only! NO garbage bags, paper bags or anything else. Please pile the grass and leaves in the blocked area!



## Attention runners and walkers!!!!

If you are walking or running at night or early in the morning, please wear reflective clothing so drivers can see you. Also, if you are walking your pet please ensure your pet has reflective gear on. Please walk or run against traffic.

