



Where You Walk to Play

Est. 1967

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Also follow us on Facebook -
Park View Owners Association

Executive Board

President: Mike Wright
Vice Pres.: Patrick Dodge
Treasurer: Justin Norwood
Secretary: Brittany Bellows

Board Members

Brittany Bellows: Office
309-221-9894

Patrick Dodge: Public
Relations/ County Liaison
309-299-9619

Chad Metcalf: Park Board
529-1458

Justin Norwood: Parkway
514-9695 Development

Joshua Ong: Mediacom
349-8800

Kurt Proctor: Insurance
508-7318

Sean Stoube: Legal
349-6414

Randy Warm: Architectural
285-8568 Control

Mike Wright: Maintenance
343-9894

Deanna Nielsen—Office Clerk

OFFICE HOURS

Monday & Wednesday
8 AM to 12 PM
285-7804

October 2022

Park View Profile

Published monthly by the Park View Owners' Association

Board Minutes

PVOA Board of Directors Meeting Unapproved Minutes— September 14, 2022

President Michael Wright called the meeting to order at 7 pm. Board members in attendance: Brittany Bellows, Patrick Dodge, Justin Norwood, Chad Metcalf, Kurt Proctor, Sean Stoube, Randy Warm and Mike Wright. Absent: Josh Ong. Also in attendance: Ben Petty, head of maintenance, Deanna Nielsen, clerk and one resident.

Sean made a motion to approve the August minutes. Randy seconded. Motion carried.

Sean made a motion to approve the treasurer's report for August. Justin seconded. Motion carried.

OPEN TO THE FLOOR: The resident commented 1) electric bikes and scooters being used in the parkways. 2) Also a dirt bike has been used in the parkway and on the street. 3) Many cars on a corner lot of Park View Drive have not been moved. 4) It is good to see the trees on Dexter Boulevard gone. 5) The north end of Swan Valley needs herbicide as the weeds are filling in.

COMMITTEE REPORTS:

Legal: Sean reported that legal action will proceed against Kings Landing for 2022 dues. 2) There is a foreclosure on Park Lane Circle that PVOA has been named a defendant. The lien on the property was released after payment in February 2022 so PVOA is not a part of the petition. 3) The meeting with landlords about future dues increase had low attendance – 2 board members, 5 landlords and the clerk. Several options were discussed: creating a 3rd voting class for landlords, increasing dues for all but giving a rebate to the landlords when registered to the county and paid on time, and dues based on square footage. The options were discussed. Change will require a vote by the association members. This is not something that just the board members

can decide. Justin made a motion to contact the lawyer to check with legality of options. Brittany seconded. All in favor, motion carried. Sean will check with the lawyer and report back next month. 4) In the past month, yard signs have been noticed in Park View. The Bluebook states no signs shall be permitted except real estate signs. Discussion included denying freedom of speech, prohibiting home business signs and updating the wording of this covenant. The consensus is to have Sean check with the lawyer.

Insurance: Nothing new to report

Public Relations/County Liaison: Patrick reviewed complaints. 1) Contact secondary roads about limiting parking at the north end of Manor Drive. Possibly adding a sign stating no parking to corner. Also the sheriff will be contacted about a car parking on yellow line on Park View Drive. 2) Electric bikes and scooters on sidewalks in parkways – No motorized vehicles are allowed in the parkways. This is a safety issue! Notice will be posted on Facebook and in the newsletter. 3) The person complaining about a pet shop in a home should contact Planning and Development. 4) Long grass and weeds at a couple apartment buildings were referred to Planning and Development. 5) Park View and the county does not have a specific work time or quiet time. 6) A resident wanting a speed bump was asked to contact the sheriff and county roads. 7) If residents have concerns about the vans parked on Manor Drive, they should call the sheriff. 8) Per county engineer Angie Kersten, golf carts are not allowed on Scott County Secondary Roads. 9) The county roads department has removed the trees on Dexter Blvd.

Park Board: Chad reported basketball sign up will begin soon. 2) The park board is looking at future improvements at Meadowbrook Park.

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

Architectural Control: Two applications have been received in the past week. A deck is approved but the fence needs more clarification.

Maintenance Control: Ben reported provided a written report. 1) August repairs: 99 mower had a fuel tank issue. Had a couple flat tires and some general repairs and services to the other equipment. The hitch on the land pride mower broke A temporary repair was made, so it could be used while waiting for the part. 2) The spring on the overhead door at the shop broke. 3) The water shut off was repaired to the double diamond's concession stand. 4) A couple loads of rock were added to the parking lot at the double diamonds. 5) Concrete was put around the benches at Meadowbrook. Also dirt was brought in, graded and has been seeded. 6) Arborite cut down the dead ash tree at Meadowbrook. 7) Grass seeding was done at the double diamonds next to the new sidewalk and the dugouts. 8) Grading has been ongoing at Deer Creek just north of the apartments. 9) The supply of black dirt for seeding projects has been depleted. 10) Time tracking trends: Tom had done all the parkway mowing in August. Just parkway mowing with the 14 foot land pride mower takes 16 hours a week. Mowing the ball diamonds including the concession area at double diamonds takes 2.5 hours per time. Gary will mow the ball diamonds twice a week if necessary. Trim mowing the parkways is 20 to 30 hrs a month. Some of the mowing hours is based on rains. If it dries up we mow less. The limb wagon takes a half hour to 45 minutes every time it is dumped. 11) NEXT - Start fall herbicide spraying. Work on the compost facility signing. Tom and Gary will be mowing. Paul is still working on mulching, pulling weeds and making things look nice. 12) Ben noted that the maintenance expenses are a concern as the budgeted amounts have been spent and there will still be more expenses for the year. 13) The entrance door at the shop is rotting and needs to be replaced. Randy offered a door.

Office Activities: Brittany reported the payroll fee for using Quickbooks will increase from \$2 per month per employee to \$5 per month per employee in October. 2) The Park View Water Company has consolidated 4 accounts for PVOA. Each account will be read per billing cycle with consumption at each account document to reflect the individual account consumption. All water consumption will be totaled and billed to PVOA under one water and sewer base rate. Brittany noted this should provide a nice savings for PVOA. 3) The company putting in fiber optic cable for Central Scott Telephone contacted the office to sign a contract or form. The company was instructed to fill out the utility permit found on Scott County Secondary Roads webpage. 4) The 2021 income tax form was filed last week. 5) The meeting room will be used by 4 girls scout troops and 2 4-H clubs. One of the troops donated \$250 to PVOA. 6) A thank you note from the Lindaman family was received. 7) No change in liens.

Parkway Development: nothing new to report

Mediacom: Josh provided a written report. The

collection group put their activities on hold pending an actual bill from boring company. Mediacom still has not replied to questions about bill/circumstances of whole issue. I (Josh) emailed their Senior Government Relations person again the other day to see if they had any information yet. She had passed everything on to the Director of Operations weeks ago and the ball was in their court. She is contacting that person again.

OLD BUSINESS:

Watershed Project: The project should be done in November. Ben has been in contact with the contractor.

NEW BUSINESS:

Trick or Treat: The board agreed to set trick or treating for Monday, October 31 from 6 to 8 PM.

ANNOUNCEMENTS:

Budgeting for 2023 will begin next month.

BOARD COMMENTS:

Kurt noted many homes are not keeping up with mowing. A notice should be put in the Profile.

Chad urged Justin to look into the "American Walks" grant opportunity for a sidewalks from Nicholas Drive to Jacob Drive and Jacob Drive to Park View Drive.

Brittany thanked Chad and Sean for attending the meeting with the landlords.

Brittany made a motion to adjourn. Justin seconded. Meeting adjourned at 8:40 pm. The next meeting is October 12 at 7 pm.

Important dates

Mark your calendar

October 1 8:30 - 10:30 am Oil Recycling

Used engine oil is collected the first Saturday of each month at the PVOA maintenance building, 16 Lincoln Ave. Oil containers can be dropped off in the designated box by the door.

October 12 7 pm PVOA Monthly Meeting*

October 31 6—8 pm Trick or Treat

November 5 8:30 - 10:30 am Oil Recycling

November 9 7 pm PVOA Monthly Meeting*

November 25 Yard Waste Area Closes

* Meetings are held in person at the office at 17 Lincoln Ave.



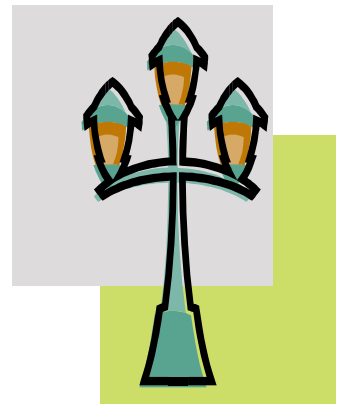
Is Your Yard Light Working?

To keep our community safe, we need to have ALL yard lights in working order. All Park View homes are required to have a working yard light which will provide lighting from dusk to dawn.

In original Park View (additions 1-8) the light must provide lighting of at least 50 watts (600+ lumens).

In Dexter Acres and Pacha Farms, the bulb must be at least 75 watts (900+ lumens).

Decorative bulbs are not recommended. **Please check your yard light!**



No motorized vehicles are allowed in the parkways. Only maintenance vehicles are allowed.



CHANGES TO YOUR PROPERTY

A new fence, pool, shed, or home addition are a few of the changes that need to be approved by PVOA **before** you begin. The Architectural Improvement form is available on the website parkviewiowa.com or you can pick one up at the office. Just submit the form and a drawing of your project to the office. Projects will be reviewed as quickly as possible.



We are all proud of our community here in Park View. Our community has covenants that are designed to help keep the integrity and beauty of the community intact. We ask that you please abide by these covenants in respect for your neighborhood and community.

This month we highlight yard care.

3. All lots shall be kept free of weeds and debris. The owner shall:

- (a) Prevent the growth of noxious weeds from reaching maturity or blooming by cutting or destroying same.
- (b) Cut or destroy all weeds, vines, brush, or other growth when said growth exceeds ten (10) inches in height in all developed or undeveloped areas. All natural areas as designated by the Board of Directors may exceed these established height limitations.
- (c) Prevent any growth of weeds, vines, brush, grasses or other plant material which constitutes a health, safety, or fire hazard regardless of height.



FOLLOW THE COVENANTS WHEN STORING YOUR CAMPER, RV, TRAILER OR BOAT

During the summer when campers and boats are being used, the covenants were not enforced. Boats, campers, RVs and trailers need to be stored properly over the winter.

Park View - Additions 1-8

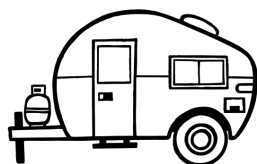
- **No** boats, trailers, motor homes, campers, or other vehicles shall be stored outside on any driveway or street.
- Boats, trailers, motor homes campers and other vehicles can be stored on a hard surface behind the front edge of the home.



Dexter Acres - Additions 1-7

Pacha Farms

- **No** boats, trailers, campers, or other vehicles shall be stored outside on any lot, driveway or street of said subdivision.



Community Yard Waste Area (located by the water tower)



Please follow these easy rules!

In blocked area: Grass Clippings / Leaves / Flowers / Vines— No bags or sticks!

On the wagon: Sticks / Brush / Branches

If the wagon is full or gone, come back when the wagon is available. Do not pile on the ground.

Items NOT Accepted:

Construction Debris / Household Trash / Appliances
Furniture / Broken Concrete / Tires / Junk

- ♦ Park View Owners' Association Board reserves the right to limit the facility use and close at any time.
- ♦ This area is not for commercial use and is for Park View Residents Only. Trespassers will be fined.
- ♦ The area will close for the winter on November 25th.