



Peacock Gap Homeowners Association

BOARD OF DIRECTORS MEETING

August 2, 2023

(In-person at Larry Andow's house and Phone)

Present: Mike Wolpert, Larry Andow, Kimberly Arnold, Daryoush Davidi, Kerr Fellows, Jessy Hanley, John Harrison, Ken Olshansky, Rosalie Weigle

Absent: Remy Schuler

1. Call to Order

The meeting was called to order by President Mike Wolpert at 6:38 p.m.

2. Approval of Minutes

Ken Olshansky moved moved to accept the July 5, 2023 draft minutes; the motion was seconded by Larry Andow and unanimously approved.

3. Discussion

i. Updates

a) Open Time: Daryoush raised two concerns raised by neighbors:

1. how to reduce speeding on Riviera and Peacock Drives?
2. when will the second westbound lane of PSPR past SRFD Station 55 be reopened?

After discussion the Board recommended employing some brightly colored turtle/flag children playing signs (rather than requesting the City to install speed bumps). Daryoush will call SRFD Station 55 to inquire about the timing of PSPR lane restoration.

b) Median issue at PSPR/Peacock entrance: Rosalie raised a concern about an unsightly bare spot around the fire hydrant on the east side of Peacock Drive. Ken Olshansky offered to work with Rosalie to install some river stone at this location.

c) 60th Anniversary Party: The party that had been planned for August 27 was rescheduled for October 8 from 4:00 - 6:00 pm. It was agreed that hors d'oeuvres would be served along with wine, beer and soft drinks. Larry will

purchase the insurance for an event with alcohol. Kimberly will work with Jessy on ordering food and drinks; Rosalie will order the sheet cake. A-frame signs and door-to-door flyers will be prepared. The final plans will be discussed in September

- d) Financials: As of end of June, PGHOA had \$39,446 in the bank; Larry projects ending up with about \$25k by yearend.
- e) Website: Once again Mike praised Jessy's work to create the new PGHOA Website that's now fully operational. Jessy will continue preparing documentation and will schedule training for Board Members for accessing the site. She will post notices about the City's Movies-in-the-Park night on September 8 at Peacock Park and the Brickyard Beach cleanup event scheduled for September 23. Kerr will also prepare A-frame signs for the movie night to be ready for mid-August distribution.
- f) Cagwin/Dorwood landscape over-billing: Mike will have EBMC send a letter to Cagwin & Dorwood requesting a refund for February - May 2023 for landscaping maintenance that had been mistakenly billed and paid after Mike had told them to suspend services beginning in February. To our knowledge no services were actually performed by C&D after the median plants were replaced by Rayner Landscaping.
- g) Architectural Review:
 - Mike reported that the tree trimming/view issue at 117 San Marino Drive is resolved. The dead tree has been removed.
 - Rosalie requested and received Board approval of landscaping plans submitted for 239 Riviera Drive.
- h) C.A.R.E.S. Committee: No new report.
- i) Welcome Committee: There are a number of closings that have just occurred including 19 and 159 Peacock Drive, and 140 Riviera Drive. Also, 352 Riviera has just gone on the market.

5. Next meeting

The next regular meeting is scheduled for Wednesday, **September 6, 2023** at 6:30 pm. to be hosted by Ken Olshansky at 271 Riviera Drive.

6. Adjourn

The meeting adjourned at 8:00 p.m.