

Pembrey Civic Association (PCA) Annual Meeting 2022

March 28 2022

Attending: Peter Poulle; Judy and Rob Mraz; Andrew Hines; Eleanor Matthews; Patrick and Carrie Gray; Jeff and Kate Haper; Liz Eriksen; Dan Martelli; Jeffrey Rubin; Jerilyn Cherrin; Jennifer Renz; Linda and Fran Maloney; Robert Bates; Rad McFarlane; Tracy Ignatieff; Ed and Rosemary Falkowski; Shelley Morrison; Joe and Donna Thompson; Nick Canning; Lauri Witte; Mary Jean Cash Wichmann; Stefan and Mikala Ryan; Helena Ge and Jian San Sua; Pat and John Bagger; Bill Wheatley; Shalini Saxena; Craig Wiener; Linda Ludwig; Mar Jo Kealy.

Welcome and Announcements by President Peter Poulle:

-Refresh everyone on major issues of the year, namely the issues of deed restrictions and parcel subdivision.

-No changes have been made to our current deed restrictions.

-Question about the D&O (Directors and Officers) Insurance, answered as board is the body being insured. Director's insurance specifically applies to board members and officers.

-Welcome to new neighbors in 2021 and 2022.

-Board will be reviewing any proposed house plans and side elevations anticipated for the lot at 119East Pembrey. However there have been no plans submitted thus far.

-Thanks to web team of Paul Praveen, Joe Thompson and John Bagger. Website now has a password protected section with directory.

-The board has voted to purchase a memorial plaque for John Matthews as a thanks and testament to his work in the neighborhood. There will be a dedication in coming months at the red maple in the islands.

-Thanks to Dan Martelli for providing salt for snow season and continuing to serve as liaison to snow plow contract.

-The season is getting windier: please mindful of trashcans and errant trash.

Treasurer/Budget Report:

(Please see Budget slide for full breakdown)

-Proposed plans to secure evergreens for entrance island. Board has previously voted and approved \$550 expense for this.

-Budget review: surplus of \$5270 payments out \$4000.

-Budget has increased due to increased costs for median landscaping, snow removal, etc... for gas increases.

- \$500 has been set aside to improve Pembrey Website (www.ourpembrey.org) user interface and features.

- Annual dues will remain at \$100 per household per year. PLEASE PAY TREASURE SANDRA HUDEK ASAP. Checks to be made out to Pembrey Civic Association.

- Budget Approval called to vote by Fran Maloney: Passed unanimously.

Committee Reports:

Website (John Bagger and Paul Praveen): A team of Eleanor Matthews (Welcoming/Directory), Liz Eriksen (Directory), Joe Thomson (Website/Directory) maintain the website and Directory. The Directory is being updated with the corrections received at the Annual Meeting and will be placed on the website in the RESOURCES section. The Directory is password protected with the password PCA19803.

As far as the website is concerned, it has been simplified. There is no longer a need to LOGIN, you just access the website at OURPEMBREY.ORG and visit the various sections. The updated Directory is in the RESOURCES section., password PCA19803.

Direct any questions to John Bagger at pcb207w@gmail.com

Welcoming Committee (Eleanor Matthews): Welcome to new neighbors. Please add your contact information to sign-in or email John Bagger so we can add you to directory and email distributions.

Nominating Committee (Jeff Harper and Patrick Gray): Thanks to all members of the board and officers who will be outgoing. Many new people will be joining the board and officer roles. Proposed new slate of nominees:

President: Andrew Hines

Vice President: Judy Mraz

Treasurer: Sandra Hudek

Secretary: Debbie Silverman

Board Members: Scott Christensen; Kate Harper; Peter Poulle; Lauri Witte; Linda Ludwig.

No other nominations were made.

Motion to approve nominated slate was seconded and passed unanimously.

Jeff Harper: There is some very outdated and offensive language that exists in the original deed restrictions. Previous boards have (three times) made amendments to overwrite and eradicate these restrictions but thus far can only make amendments that overturn it and not permanently erase from the original document. There however is now a way that each individual can apply for redactions to their individual property deed on this paragraph. In the coming weeks we will work to disseminate instructions and resources on how to do this so everyone in the neighborhood can have the opportunity to remove the wording permanently.

Friendly Neighborhood reminders:

- Please be mindful of your speed while driving in neighborhood especially as weather gets nicer and more people are out on the street.

- Pedestrians, please walk facing traffic so that you can be aware of oncoming cars.

-Please be mindful of winds and trashcans blowing over and trash spilling out.

-PLEASE PAY YOUR ANNUAL DUES of \$100 ASAP to treasurer Sandra Hudek .

New Business:

-Board will work on disseminating new paper directories in addition to posting the directory on website.

-Board will review voting process on amendments to deed restrictions in coming year.

-Will look at illuminating front sign using solar power or alternative.

Peter Poulle closing remarks: Enjoyed the involvement of the kids these past couple of years and seeing the neighborhood grow and be involved. Thanks to the rest of the board. Please support and continue to be a part of the neighborhood discussion. Pembrey is a great place to live because of the people that live here and what they do to make it nice.

Motion to adjourn 2022 PCA Meeting by Peter Poulle. Seconded by Jeff Harper. Motion approved.

Meeting adjourned by President (2020 and 2021) Peter Poulle

Minutes Submitted By: Andrew Hines PCA Secretary (2020 and 2021)