

PHEASANT RIDGE ASSOCIATION OF NORMAL, INC.
P.O. BOX 1044, NORMAL, IL 61761
FEBRUARY 2022 BOARD MEETING MINUTES
Virtual via Zoom meeting, Normal, IL
February 7th, 2021

Call to Order –

- **Time:** 6:06 pm.
- **Present:** Vicki Bennett, Gary Ferguson, Shelly Kerr (S), Ray McCormick (T), Eric Minster (VP), Mary Walker and Justin Wolf (P).
- **Absent:**

Review & Approve Prior Meeting Minutes – The December 2021 meeting minutes were presented by Shelly and reviewed. Vicki made a motion for approval of the minutes and Gary seconded the motion. All in attendance approved.

Treasurer's Report – Ray presented the December 2021 Monthly Treasurer's Report. The beginning balance for December was \$17,244.96. Deposits were made for \$1.84 dividend. Payment was made to USPS for annual P.O. Box fee of \$188.00. The December ending balance was \$17,058.80. Mary made a motion to approve the December Treasurer's report and Gary seconded. All in attendance approved.

Ray presented the January 2022 Monthly Treasurer's Report. The beginning balance for January was \$17,058.80. Deposits were made for \$1.90 dividend. The January ending balance was \$17,060.70. Justin made a motion to approve the January Treasurer's report and Shelly seconded. All in attendance approved.

Ray is still gathering estimates for weed control treatments in 2022. We will discuss at the February meeting.

Closing Letters / Homes for Sale – Shelly issued closing letters for the following addresses in December 2021 and January 2022:

- 504 Plumage Court – dues paid
- 1805 Chuck Murray Drive – dues paid
- 307 Wildberry Drive - dues paid
- 306 Bobwhite Way – dues paid
- 514 Bantam Lane – dues paid
- 303 Bobwhite Way – dues paid

Homes for sale –

- 1707 Setter Street – empty lot in the cul-de-sac

Welcoming Committee Report – Mary, and Vicki will be delivering letters to these addresses this week.

- 303 Bobwhite Way
- 1805 Chuck Murray Drive
- 514 Bantam Lane
- 504 Plumage Court
- 307 Wildberry Drive
- 401 Wildberry Drive

Architectural Review Committee / Landscaping Report – Architectural Review Forms (ARFs) were submitted and reviewed for the following:

- None at this time.

6. Old Business –

Justin purchased Solar lights for the entrance signs. He charged them and they seem to hold a charge well. We need to see how best to mount them on the entrance signs.

Shelly reviewed the McLean County website and did not find the information on the 36 new properties for the 12th addition.

7. New Business –

Ray needs to pay Heartland Church \$50 for rental for our annual meeting on June 28th. Mary made a motion to approve payment to the church. Vicki seconded. All in attendance approved.

Mary mentioned that on December 22nd Marcia Blair called and said that the work trailer was still sitting at her neighbor's house. KLT Construction – Tyson Kilgore and his associate Alex moved it.

Adjourn – Ray made a motion to adjourn the meeting and Shelly seconded the motion. All in attendance approved. Justin adjourned the meeting at 6:41 pm.

The next board meeting will be held at 310 Thicket Point on 4/11/2022 at 6:00 pm.