

PHEASANT RIDGE ASSOCIATION OF NORMAL, INC.
P.O. BOX 1044, NORMAL, IL 61761

June 2025 Annual HOA Board/Neighborhood Meeting

Heartland Church – 181 N Linden St, Normal, IL
June 24th, 2025 at 7:00 p.m.

Call to Order

- **Time:** 7:02 p.m.
- **Present:** All current board members and residents of the Pheasant Ridge neighborhood.
- **Absent:** N/A

Officer Park of the Normal P.D. Speaks

- Discusses crime trends in Normal
- Reminder about “crimes of opportunity” – Implement the “9p.m. Routine” (ie check lights are on, doors are locked, garage door is down, etc.)
- ALPR cameras for license plates – grant approved for additional cameras
- Resident requests speed trailer
- Residents request that the Board reaches out to the Public Works Dept. to request a traffic study in hopes of obtaining a solar speed sign
- Ways the Normal P.D. communicates with residents: Nextdoor.com, Ring, Facebook, Instagram, Town of Normal page

Board Introductions

- Eric Minster – President
- Gary Ferguson – Vice President
- Mark McDonald – Treasurer
- Melaney Borst – Secretary
- Mary Walker – Board Member
- Christina Wooten – Board Member
- Mark Kilmer – Board Member

Treasurer’s Report –

- Beginning Balance: \$\$36,238.91
- Debits: \$2,913.61
- Deposits of: \$0.00
- Dividends of: \$0.09
- Ending Balance: \$36,238.91

Old/New Business and Neighborhood Concerns/Requests:

- The Annual Newsletter was a bit delayed this year – Residents would like to see this mailed sooner.
- LKM – new vendor for trimming and mowing. Residents are concerned about weed control and would like to see that maintained at main entrances. The board will double check.
- Resident requests new signage to be placed at Beech and White Chapel. Likes the look of Wintergreen’s brick sign. Board reminds that we need to reach quorum to approve such things. Ideas are walking the neighborhood to discuss “hot topics” or send out mailers with such information – new signs, upping the yearly dues amount, etc. Residents could then vote by proxy.
- Suggestion to obtain email addresses to have on file for easily getting out messages en masse.
- Board let residents know that we have put in a request to level and update sidewalks throughout the neighborhood. The Town of Normal will get to it when they are able.
- Power boxes (near Wintergreen) – we have asked the town and they let us know Frontier is responsible. We have asked them to clean these up as best they can.
- Resident requests a study be done on moving mailboxes in some areas to the opposite side of the street for safety reasons and easier accessibility.
- Look in to a digital form of payment for dues (Venmo, etc) – Board reminded residents you can set up an easy automatic electronic payment through your bank. Venmo was a pain the past due to fees charged.
- Reminded residents to join the PR Facebook page and Nextdoor app to stay in the loop and connected.
- Mary invited residents to the 4th of July Bike Parade – July 4th, 2025 at 10:00 a.m.

Three open positions on the board for a two year term – President and 2 board positions – beginning July 2025.

- 3 residents volunteered at the annual meeting – contact information provided
- Board to reach out and invite them to our July meeting to vote in new members

Adjourn –

- Time: 8:08 p.m.