

PHEHA Monthly Board Meeting
Holiday Market 6:30 pm
Meeting Minutes - May 7, 2025

Call to Order: 6:30pm

- Board Members in attendance: Tami Dragila, Rachel Win, Maureen Houston, Chris Campbell, Boshion Crandall
- Board Member(s) not in attendance: N/A
- Homeowners: Sandy Raley
- **Agenda Review and Revisions**
 - Approved
- **Announcements**
 - Next meetings: Annual meeting set for June 7th @ 9:00 am
- **Member Comments**
 - **Officer and Chair Reports**
 - **Presidents Report:** Set Agenda for Annual Meeting
 - **Vice Presidents Report: N/A**
 - **Secretary Report:** Still learning how to navigate new website (impact: last 3 months agendas haven't been posted yet)
 - **Treasurer Report: N/A**
 - **Pond Chairman Report: goats grazed, replacement needed**
 - AI: Chris to reach out to Dave to see if he's interested
 - **Road Chairman Report:** No update or plans until funds recover
- **Old Business**
 - [Completed] The culvert under the pond road needs to be replaced with something bigger (at least 12")
 - [Completed] Reinstall water level gauge at pond
 - [Completed] Work Party to remove digger pines
 - [Completed] New laptop purchased
 - [Deprioritized] CC&R revisions paused, no resume at a later date
 - [In progress] Letter to Members drafted: Add details about trees and bushes. Cal Fire advised to keep the canopy clear to keep trucks clear in the road (encroaching) and into the property. Fire truck required road clearance . re: members responsibilities. 4 feet wide (?) and 13.6 in vertical clearance. + Emphasize clear right of way.
- **New Business**
 - **Rachel to be reimbursed for pot hole supplies**
 - **Poison Oak is overgrown @ trail head on Pine Tree Ct. Rachel volunteered to spray.**
 - **Review signs for PHEA pond gate: No motor vehicles on the dam, no motor boats & no trespassing (w/penal code)**
 - **Boshion to create an agenda for the annual meeting & send it to Sandy by EOW.**
 - Topics to far include:
 - Dues being raised July 3rd. Why? Continue work on Road maintenance
 - New Website up and running!
 - Pond Report - dirt bikes, noise pond
 - Community Complaints - slow down, be respectful, reminder of adhering to noise ordinance in El Dorado County: 10 pm - 8 am

- Officer Election
- Treasurer Report: (to include but not limited to) Insurance company renewed liability w/o structures. 90% fire danger - rejected by 18 companies. Total: \$68,708

● Adjourn: 7:33 pm

Action Items:

Date	Item	Notes	Status
March 2025	Generate editable PDF of lot maps	Chris	Assigned
March 2025	Pond Sign (Tami)	Tami & Boshion	Assigned
March 2025	Letters to property owners behind on maintenance	Maureen	Under Review
May 2025	Website: Add agendas	Boshion	Assigned