

## **Harvest Run Phase 3 Homeowner's Association Homeowner Meeting Minutes**

May 6, 2015 –**APPROVED**

Call to Order: The meeting was called to order at 7:19 pm. In attendance were Jim Hendrickson, Matt Bolda and Nate Kakish. Patrick O'Brien & Nick Falco were absent. One homeowner was present. Lynda Potas of CMS was present.

Approval of Agenda – Matt Bolda motioned to approve the Agenda, seconded by Jim Hendrickson. All were in favor.

Approval of Minutes – Minutes from the March 4, 2015 homeowner meeting were reviewed. Matt Bolda motioned to approve the Minutes, seconded by Jim Hendrickson. All were in favor.

Financial Review – Lynda Potas reviewed the current financial statements. Through 4/30/15 the income was \$11,153.00 or 46.94% and the expense is \$5,433.29 or 21.94%. As of activity through 4/30/15 the Operating account had a balance of \$11,336.13 and the Reserve account had a balance of \$20,085.75 w/o interest as the statements had not yet arrived. Matt Bolda motioned to approve the financial report, seconded by Jim Hendrickson. All were in favor.

Home Sales Update – Lynda Potas reviewed the report.

### Landscape/Wetland Update:

Pichardo Landscaping – merged with Black Brick Landscaping (Pichardo's son). Our current contract is being honored and CMS obtained an updated certificate of insurance for the file.

Black Brick Landscaping – Submitted a quote for mulch for all common beds and tree rings for \$3,000 for 50 yds. Matt motioned to approve with an additional \$500 should extra mulch be necessary as he felt 50 yds might not be enough. Seconded by Nate. All were in favor.

McCloud Water Treatment & Weed Control – CMS reported this began on 4/28 and they offered another option for the center pond for review. Board requested CMS to ask some additional questions on cost and report back to Board.

McGinty – The burn was performed in mid-April with no issues in our Phase, however Phase I & II had some homes with heat damage. CMS contacted McGinty with an update on cause and did not yet hear back and will report to the Board once received.

Homeowners Open Forum – Scott Hartman asked about the Sandbar Willows and cattails in the wetland behind him and the future plans for the area. None exist at this time. Board stated the RoundUp can be used by homeowner for Sandbar Willows in his own yard if these are encroaching

Next Meeting – August 12, 2015

Adjournment – Matt Bolda motioned to adjourn at 8:17 pm, seconded by Nate Kakish. All were in favor.