

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

June 6, 2016 –**APPROVED**

Call to Order: The meeting was called to order at 7:15 pm. In attendance were Matt Bolda, Nathan Kakish, Nick Falco and Scott Hartman. Jim Hendrickson was absent. Two homeowners were present. Lynda Potas of CMS was present.

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

Approval of Minutes – Minutes from the February 4, 2016 homeowner meeting were reviewed. Nate Kakish motioned to approve the Minutes, seconded by Nick Falco. All were in favor.

Financial Review – Lynda Potas reviewed the current financial statements. Through 5/31/16 the income was \$9,402.85 or 43.53% and the expense is \$5,685.91 or 22.21%. As of 5/31/16 the Operating account had a balance of \$7,733.26 and the Reserve account had a balance of \$18,367.90. Nick Falco motioned to approve the financial report, seconded by Nate Kakish. All were in favor.

Home Sales Update – Lynda Potas reviewed the report.

### Landscape/Wetland Update:

Plant Tree Applications – CMS reviewed that the previously approved tree applications have been completed to the front berm. The Board discussed treating the trees as recommended for the remainder of this year but monitor them in subsequent years to determine if removal/replacement vs. continued treatment would be a more prudent and cost effective approach.

Care of Trees Removals – CMS reported the four dead/dying Austrian Pines were removed.

McCloud Aquatics – CMS reviewed that McCloud had challenges in treating the Huntley and center pond. Matt directed CMS to have McCloud do whatever necessary to fulfill their contract. Additionally, the direction was to source another pond contractor.

McGinty Update – CMS reported that herbiciding will be performed in the summer/fall as well as a fall mow to the Huntley area.

Homeowners Open Forum – Brief discussions about the speed limit in the community.

Next Meeting – Thursday, August 4, 2016/Panera- Crystal Lake.

Adjournment – Matt Bolda motioned to adjourn at 8:08 pm, seconded by Nick Falco. All were in favor.