

Harvest Run Phase 3 Homeowner's Association Homeowner Meeting Minutes

August 12, 2015 –**APPROVED**

Call to Order: The meeting was called to order at 7:23 pm. In attendance were Patrick O'Brien, Nathan Kakish and Nick Falco. Jim Hendrickson & Matt Bolda were absent. One homeowner was present. Lynda Potas of CMS was present.

Approval of Agenda – Patrick O'Brien motioned to approve the Agenda, seconded by Nathan Kakish. All were in favor.

Approval of Minutes – Minutes from the May 6, 2015 homeowner meeting were reviewed. Nick Falco motioned to approve the Minutes, seconded by Patrick O'Brien. All were in favor.

Financial Review – Lynda Potas reviewed the current financial statements. Through 7/31/15 the income was \$11,683.00 or 49.17% and the expense is \$11,688.83 or 47.2%. As of 7/31/15 the Operating account had a balance of \$5,677.91 and the Reserve account had a balance of \$18,165.59. Nick Falco motioned to approve the financial report, seconded by Nathan Kakish. All were in favor.

Home Sales Update – Lynda Potas reviewed the report.

Landscape/Wetland Update:

Berm Tree Assessment – CMS updated the Board on the findings from PlanIt regarding suggested removal and treatment options for 2016. Another quote will be obtained prior to budget meeting.

Cattail Treatment Quote – McCloud offered their quote for treating the cattails in the Huntley pond. Per McCloud they are ok at either end of the pond as they filter the contaminants entering through the storm drains, but we will want to treat them elsewhere in the pond. This will be for 2016.

Black Brick Landscaping – CMS offered a quote for \$300 to separate the lilies on the SE corner of Autumn and Huntley and plant them further down. CMS will try to get this quote down to \$150. Nick Falco approved not to exceed \$150 seconded by Nathan Kakish. All were in favor.

Homeowners Open Forum – Nothing brought up.

Next Meeting – October 27, 2015

Adjournment – Patrick O'Brien motioned to adjourn at 7:48 pm, seconded by Nate Kakish. All were in favor.