

HAR-BER MEADOWS POA MEETING

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MARCH 24,2025**

CALL TO ORDER

ROLL CALL

1. Michael Thompson
2. Deb Goff
3. Mark Towery - Treasurer
4. Cathy Caudle - Secretary
5. John Duke POA Manager
6. Kyle Sandvig
7. David Wilson - absent

Resident Comments -

Patti Logan - question about length of RV stays.

Car parking on both sides of the street.

Inquiry about the number of rentals in HBM

Hope Frederick - update on issues brought in January POA meeting

Clean up around Founders Park

Cars parked on street

Trash Carts not in garage

Possibility of limiting the amount of rentals

Did not receive dues statement

Bobbie Kelly – park needs to be refreshed

Committee Reports

Secretary Report - February minutes approved and posted

Treasurer Report - Mark Towery

Financials for February 2025

The month of February and YTD February, total ordinary income was \$36,199.68 and \$75,219.70.

The month of February and YTD February, total expenses were \$22,245.75 and \$48,309.45.

The month of February and YTD February, total net income was \$13,955.34 and \$28,420.81.

YTD February Actual net income of \$28,420.81 is \$2,937.14 higher vs the budget of \$25,483.67.

February 2025 and February 2024 balance sheet totals are as follows (respectively):

Cash/CDs - \$273,825.28 and \$397,245.90

February 2025 cash comprises of one CD at \$108,491.76, \$2,001.64 in a money market account, and \$163,331.88 in regular checking

YTD Investment income was \$1,510.56

7-month CD at 4.6% for \$100,000 at Signature Bank approved via email.

Annual membership dues – 676 units x \$630/unit = \$425,880

Deb Geoff made a motion to approve financials

Kyle Sandvig - seconded motion

Welcome Committee - no report

Communication committee - no report

ARC - approved two fence replacements

Lake committee - no report

Landscape committee -

Will only mow the Meadows this year because of drought instead of planned burn.

Paths will be mowed closer to the creek

Riparian zone mowing heights will be increased

Eradication of Chinese Privet around ponds

New Business

Katie Fisher will be an interim board member until May elections

Michael Thompson made a motion to approve.

Deb Geoff seconded motion

Motion passed.

Guest pool passes will be \$3.00 p/p for non residents. Non residents have been determined to be not living in immediate households.

Michael thompson made motion to approve new pool charges.

Mark Towery seconded

Motion passed

Property Manager report - John Duke

Irrigation repair - plumber has accessed the area under bridge and has determined the leak is somewhere underground. Work began the week of 3/17. Cost approximately \$4,000.

Sod replacement in Founders Park will begin after irrigation repair. Cost approximately \$3500.

Light pole update - Wells Circle light pole replacement has been ordered

Light pole hit on Francis Fair needs globe replacement

Miscellaneous

Paver repair 674 FPW, 535 FPE, 559 FPE & 6685 Harvey Jones

Walk bridge planks scheduled for staining

Apple Shed fence scheduled for staining

Pool house teak bench scheduled for refinishing

Pool house cedar fence scheduled for staining

Removed down tree Wells Circle

Ross Park sign scheduled for repair

Removed Christmas lights forgotten on Coyote/Jones Rd pole

Wifi door lock installed and working properly

Entry and pool fountains scheduled for light replacement

Algae removed from Elizabeth and Carol lake fountains

Deb Geoff made a motion to approve manager's report.

Kyle Sandvig seconded motion.

Motion passed.

Meeting adjourned 7:13 pm

