

CLOS CHEVALLE HOMEOWNERS ASSOCIATION

Board Meeting Minutes

Thursday, June 16, 2022

8:37 a.m. – 10:37 a.m. via Zoom

Call to Order: The meeting was called to order at 8:37 a.m.

Present: Jim Gurke, Lew White, Bart Harmeling, Larry Peabody, and Lori Wentland

Approval of Minutes: The draft minutes of May 19, 2022 were Board approved.

Finance Committee Report: Lew White

- Lew provided the Board with the finance reports and reviewed the financials for the month and YTD.
- Operationally, the finances are tracking below budget and finances continue to be sound. Lew recognized the other committees for helping to keep operating costs within budget.

Facilities Committee: Bart Harmeling

- Bart reports that the team is keeping watch on the budget and working well together.
- Vacant lot irrigation has been taken over by Donovan.
- Clean up is underway after recent heavy rainstorms. Gravel restoration and check dam drainage work to be done by Hernandez Landscaping.
- Work needs to be done to stabilize the area between Lots 40-41 to prevent impact on the park.
- Bart proposes removal of the sumacs in the park that are damaging the pavement.

Architectural Design Committee: Larry Peabody

- Larry reviewed his monthly report of all activities involving the ADC.
- A recent ADC team meeting addressed erosion concerns, paint color proposals, current activity, and a couple of issues. Larry will follow up on having a neighborhood Firewise assessment with Karl Polzin through Chelan Fire and Rescue.
- The main gate was allowed to be left open during multiple trip cycles to prevent wear and tear on the gate mechanisms.
- Larry reports that Clos CheValle is experiencing the most activity in its history, with eight projects underway.

President's Report: Jim Gurke

- Jim confirmed that all five Board members have committed to serving another term. If a Board member leaves mid-cycle, the Board can appoint a new member to serve until the next election.
- Board succession continues to be on the agenda. There is a need to fill a position on the Finance Committee.

- Jim affirmed the decision to continue with Zoom video for our Board and Annual meetings.

The Board entered into an executive session on a private matter.

New Business: None

Old Business: None

Next Scheduled Meeting: Thursday, July 21, 2022, 8:30 a.m. via Zoom.

Adjournment: The meeting was adjourned by Jim Gurke at 10:37 a.m.

The minutes were prepared by Lori Wentland, CCHOA Secretary.