

# CLOS CHEVALLE HOMEOWNERS ASSOCIATION

## Board Meeting Minutes

Thursday, February 16, 2023  
8:34 a.m. – 11:06 a.m. via Zoom

**Call to Order:** The meeting was called to order by Jim Gurke at 8:34 a.m.

**Present:** Jim Gurke, Lew White, Bart Harmeling, and Lori Wentland. Larry Peabody was absent.

**Approval of Minutes:** The minutes of January 19, 2023 were unanimously Board approved.

**Finance Committee:** Lew White

- Lew provided the Board with the monthly and YTD financial reports.
- Assessment collections continue coming in. There are still a dozen outstanding invoices.
- Snow removal expenses are below budget for YTD 2023.
- Lew reported that the HOA's CD maturing on March 6 will be renewed for seven months, based on the current interest rates environment.
- Kerry will provide the final 2022 financials to post on the HOA website.

**Facilities Committee:** Bart Harmeling

- Bart reviewed recent projects, including fence repairs, and the reactivation of the gates.
- Street sweeping is dependent on the weather, but could happen as early as March.
- Road weight restrictions are upcoming, contingent on the weather. Jim Batdorf will put up the signs.
- Bart will contact the tree service for the planned removal of dying trees along BMRR.
- The rotation of vacant lot irrigation will be reviewed by Bart and Pam.
- The removal of apple starts is planned for this spring.
- It was recommended to review snow removal protocols with snow plow drivers in October.

**Architectural Design Committee:** Larry Peabody

- Jim Gurke summarized the activities involving the ADC on behalf of Larry.
- Larry sent a notification to the contractors that the gates have been reactivated.

**President's Report:** Jim Gurke

- Jim updated the Board on a confidential proposal presented to the Board by Rocky Pond Winery, owners of Clos CheValle Vineyards. The Board supports the proposal and continues to work through details with Rocky Pond.

- Jim reported that he and Rocky Pond are also in preliminary discussions regarding the feasibility of Rocky Pond establishing and managing vineyards in certain areas within the HOA-owned Open Tracts.

**New Business:** None

**Old Business:** None

**Next Scheduled Meeting:** Thursday, March 16, 2023, at 8:30 a.m. via Zoom.

**Adjourned:** The meeting was adjourned by Jim Gurke at 11:06 a.m.

The minutes were prepared by Lori Wentland, CCHOA Secretary.