

Chestnut Trails HOA
Board of Directors Meeting
February 21, 2017

Members present:

CM – Cindy Monson, President
JF – Julie Foster - absent
BA – Bob Austin
Julie Ellithorpe - absent

Non-members Present:

JT- Jonn Tretheway – Brink Property Management

A quorum was present and the meeting called to order at 10:07 a.m.

0. Review agenda: the agenda was reviewed and approved by the board.
1. Consent agenda
 - a. Approval of January 2017 minutes were reviewed. CM & BA approved.
2. Budget and Finance Report

The following statements have been prepared and reflect accrual accounting.
Balance sheet for January 31, 2017 shows the Association's financial position on January 31, 2017.
The checking account cash balance is \$17,813.34 plus \$20,314.09 in reserves, plus \$13,155.92 in Receivables; for a total of \$51,283.35.
3. Management report
 - a. HOA dues: two (2) outstanding homeowners are delinquent and contacts have been made.
 - b. Hedge on 201st PL was reviewed several times on site by BOD.
 - c. Property bordering the Sebrenke project is under review by BOD, Brink & Sno County. Clogged drain was flooding fence.
 - d. Arborist Report scheduled with request to quote the tree growth removal in the retention pond.
4. Complaints:
 - A. Reviewing hedge on 201st PL
 - B. Sebrenke project
5. ACC Report
 - a. None
6. Old Business
 - a. Landscaper needs to remove runoff dirt, in front of lot#1, that flows from Maltby road.
 - b. Transfer First Citizens reserve funds.
 - c. PUD completed tree trim at corner of 201st PL, near mailboxes.
 - d. Fence completed & paid.
 - e. Stop sign replaced at exit of CHT.

7. New business

- a. Paint bids for new fence – Brink to advise on quote.

Motion to adjourn: CM motioned to adjourn at 11:30, BA seconded.

Next meeting: March 21 at 10:00 a.m.