

**HARMON RANCH HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES  
OPEN SESSION – JUNE 16, 2009**

A meeting of the Harmon Ranch Homeowners Association Board of Directors was held on June 16, 2009, at Buono's Pizza, 2820 S. Alma School Road, Chandler, Arizona 85286

Present: Brendan Busse, Jackie Alces, Kevin Ringer, David Goode, and Kitty Davies of Lepin and Renehan Management, Inc.

Absent: Virgil Heusinkveld

Guests: Kris Ringer, lot #61

The meeting was called to order at 6:40 p.m. by Kevin Ringer, President

After due discussion and upon motion duly made, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the meeting minutes of May 19, 2009, as written.

Resolved: To accept the financial statement dated May 31, 2009, subject to audit.

Resolved: To approve Lot #93 (Meeks) architectural submittal for landscape changes.

Resolved: To approve lot #131 (Baraldi's) architectural submittal for painting the exterior of the house.

Resolved: To approve lot #79 (Moser's) architectural submittal for sidewalk addition.

Notation: The board had the following concerns regarding the repairs and painting of the block walls and would like Renovation Solutions to address them:

- The 10 interior walls on the north end of the community have not been repaired or painted
- The new wall addition on Del Pueblo has a rough surface and does not match the original wall surface. Is the wall completed or are there additional steps that will be taken to improve the look?
- Has a second coat been applied to the walls that have been painted?

Resolved: To request three bids to inspect and clean the drywells some time in August after there has been a hard rain as suggested by Torrent Resources. Brendan Busse will oversee the project after bids have been received.

Notation: The board would like Ron Lee of Ground Specialties to attend the next board meeting on August 18, 2009 to address the following: (1) Irrigation replacement and the amount of water still being consumed. (2) Confirmation that all valve covers have been replaced and are locked down. (3) Placement of four boulders in Tract "E" along Del Pueblo to prevent ATV's from entering. (4) Color coded map showing where each timer station is located and what area it controls.

*Harmon Ranch  
June 16, 2009  
Meeting Minutes*

Notation: The Board of Directors meeting on August 18, 2009 will be held at David Goode's restaurant, Buono's Pizza, located at 2820 S. Alma School Road, Chandler Arizona 85286.

The next meeting is scheduled on August 18, 2009 at Buono's Pizza

There being no further business, the meeting was adjourned at 7:15 p.m.

Respectfully submitted,

Kitty Davies  
Recording Secretary

Virgil Heusinkveld/Board Member  
Secretary