

**Harmony Homeowner Association, Inc.**  
**RAC Meeting Minutes**  
**June 10, 2010**

Developer present: Randy King, Pulte Homes

Management from PPM present: Stacey Williams and Monica Legere

RAC present: Anthony Genna, Joel Greene, Chris Brooks, Dan Morse, Robert Page, and Christy Cornell

Absent: Mohan Voora and Sonya Evans

The meeting was called to order at 7:05 PM. The meeting was held at the community clubhouse located at 6880 Turner Creek Rd. The May minutes were unanimously approved.

PPM gave their management report. Two additional trash cans were ordered for the pool deck. The Board approved ordering 2 more tables, 1 umbrella with base, and 8 additional chairs for the pool deck. Some residents have contact PPM requesting permission to change their sod to a summer grass. The Board determined that they will not approve these requests at this time due to the spreading nature of these grasses. PPM also provided samples of parking rules from other neighborhoods for the RAC's review.

The community social is scheduled for Saturday, July 24<sup>th</sup>. The RAC would like to see additional movie choices for their consideration. Pulte will contribute \$500 towards the budget. There is a budget of \$2,500 for the year for community socials. A request was made by Christy Cornell to reduce amplified sound at the social. Efforts will be made to keep the sound at a reasonable volume and as a compromise the DJ will only play from 6PM until 8PM this year. The movie will begin at 9PM and will have amplified sound. Christy also requested that the ARC be approached by the Board for permission to hold this event at the clubhouse. PPM was authorized to contract with Airblown Entertainment to put on the event after a suitable movie is selected.

The architectural request form was revised to include a blank for the amount of impervious surface requested and instructions for including a check. Suggestions were made to have neighbors sign off on the application and to add that the fee is non-refundable and non-transferrable. PPM will make these changes and add the application to the website. The attorney reviewed whether charging \$4 per square foot could be charged for residents that proceed with impervious changes without prior approval and discouraged taking this action. A fee of \$2 per square foot will be charged for all approved impervious requests. Denied requests will receive their check returned in the mail.

The monthly financial statement was reviewed and accepted by the Board. A request was made by Antonio Ruotolo and Christy Cornell to expand the playground and to install covered awnings over the existing equipment. PPM provided samples of awning installed in other neighborhoods. Other requests presented before the Board included the addition

of a basketball hoop, larger landscaping areas, and a hand-rail along the path to the playground. Pulte will look into the addition of a hand-rail.

A letter was sent to 102 Lyric Court requesting information about the residents due to the high number of vehicles outside the home. PPM has not received a response at this time. Screening options for the clubhouse trash cans were considered and the item was tabled until the next meeting.

There being no further business, the meeting was adjourned at 9:30 PM. The next meeting will be held on Thursday, July 8<sup>th</sup> at 7:00 PM at the clubhouse.