

Berry Farm POA Board Meeting Minutes

Tuesday, October 14, 2025, 6:00 pm,

Dale Regenold Home

Attending: Reagan Binns (Director), Mitch Ulrich (Director), Sasha Torres (President), Terri Ellett (Treasurer), Dale Regenold (RARC Chair), Dawn Poaletti (Secretary), Alisa Leard (RARC) and Harold Beaver (RARC). Absent: Scott Burnett (Director), Dave Zemlicka (Vice-President)

Meeting called to order at 6:03 pm by S. Torres, Board President

Approval of August 19, 2025 meeting minutes – S. Torres motioned to approve, M. Ulrich 2nd, All in Favor to approve.

Treasurer's Report

- 9/30/25 balance – Savings \$687.43, CD \$15,034.43 (earmarked for landscaping and irrigation), Checking \$18,966.29

Committee Updates

- RARC/Common Area
 - Conserva to winterize irrigation after fall planting – Nov 6th
 - Hollies to be trimmed minimally in December
 - To avoid risk of disease by trimming in summer, plan is to trim in Feb/March
 - Planting in island is a struggle with mulch run-off when watering
 - Plan for 2026 to make changes for this issue
 - Currently there are 3 houses for sale in the neighborhood
- Social Committee
 - Fall festival scheduled for October 26th, 3-6 pm with a rain date of November 2nd
 - Door hangers placed to hopefully initiate better response and attendance
 - D. Poaletti to make signs
 - Easter 2026 – to serve light breakfast and then an egg hunt

Old Business:

- Annual meeting facilities suggestions that would reduce hefty school fees – Kathleen Johnson Park was proposed – Tabled until closer to meeting date
- Motion approved in August 2025 to change the due date from January 1st to March 1st. Per Section 6.3 of the Declaration of Covenants the approved motion will suffice over majority of owner votes
- Metal edging and hard plastic for washout – tabled
- Mailbox painting update – tabled for report from S. Burnett

New Business:

- Motion by R. Binns to change the wording in Section 3.1 of the By-Laws regarding Annual Meeting date from *“third Tuesday in the month of January”* in each year to **“within the first quarter of the year”**. M. Ulrich second, all in favor to approve change.

•

Next meeting date: January 12, 2026 – Dale's Home

Adjournment – 6:44 pm