

# Cattail Creek I Homeowners Association

Fall 2017

## Board Members

Larry Mitiier—President - larrymitier@gmail.com  
Lynda Farris—Treasurer - lcfarris1@gmail.com  
Bill Muldoon—Secretary - muldoon.w@gmail.com

## Management Company—PJ Morgan Real Estate

7801 Wakeley Plaza, Omaha, Ne 68114  
Property Manager: Liz Otto  
Direct Line: 402-609-4671  
Email: eotto@pjmorgan.com

## Save the Date

Join us for the Annual Meeting Sunday, November 12th at 1pm at Tanner's Bar & Grill located off 192nd & Q. Food and drinks are provided! We will be discussing the 2018 financials, accomplishments and future plans. Hope to see you all there!

## Board Member Opening

If you are interested in serving on the Cattail Creek Townhome Owners Association, there is ONE position open for 2018-2020 term. If you meet the below requirements please fill out the board interest form and return to Liz.

- You must attend board meetings as needed
- Weekly correspondence by emails to stay on top of all issues.
- Make decisions based on the association as a whole, protecting and enforcing the covenants for the betterment of the community.
- Board members must have voting rights (which means you must be current on your dues and stay current)
- Serving on the board requires absolute confidentiality and integrity.
- You must be able to dedicate 10 hours a week.

## Leaves

The lawn company will be mulching the leaves this fall. If you wish to bag the leaves you are more than welcome. The lawn company will not bag the leaves

## Snow Removal

As you all are aware winter is right around the corner. Just a friendly reminder that if snowfall is under 2 inches you as a homeowner are responsible for clearing your sidewalks and driveway. If snowfall is more than 2 inches the Homeowners Association will clear sidewalks and driveways.

## Roof Replacement

Thank you to all the homeowners who have submitted an Architectural Change Request (ACR) form for their roof replacement. If you are still needing your roof replaced please contact Liz for an ACR form.

## HOA vs Homeowner

HOA covers:  
-Lawn Care . Including seeding, aerating & chemicals.  
-Snow Removal  
-Painting of the houses

Homeowners Responsibility:  
-Trees  
-Landscaping  
-Exterior of house (except paint)  
-Interior of house  
-Repair & replacement of sidewalks & driveway

SID Covers:  
-Curbs  
-Entrance Signs

If you have questions what is covered by the Association, SID or homeowner please contact Liz.