

The Village at Mountain Ridge
HOME OWNERS ASSOCIATION - BOARD OF DIRECTORS
MONTHLY MEETING MINUTES July 11, 2016

I. CALL TO ORDER AND ROLL CALL

The July 2016 meeting was called to order at 7:15 p.m.

II. ESTABLISH A QUORUM

A quorum was established.

Directors Present: Brent Morrison, Mary Engstrom, Linda Sandgren, Michelle Minihane, and Ann Grodnick were present. Harold Noyes was represented by his wife Leslie. Erin Howe was not present but gave her proxy to Ann Grodnick. Others Present: Jim Crigler of Maximum Property Management, Property Manager.

III. APPROVAL OF PREVIOUS MINUTES

The minutes for the May and June 2016 meetings were approved as written.

IV. HOMEOWNER FORUM

- Owner from 231 Washington Washington and 1540 Coyote Ct. attended the meeting.
-

V. REPORTS OF OFFICERS

President:

- None
- The financials were approved as presented. Maximum reported that the HOA is under budget for 2016 to date.

Property Manager:

- None, part of agenda.

VI. OLD BUSINESS

- The owner of 1540 Coyote Ct. advised that she would be willing to coordinate a pot luck for Village at Mountain Ridge for September. The Board advised that they would assist in any way necessary.

VII. NEW BUSINESS

- The Board considered the proposal to start a Neighborhood Watch program and will support the program as necessary. Maximum is to advise homeowner coordinating program of Boards support and help in setting up a meeting for this project.
- Issues associated with the ARC proposal for 251 Washington and their proposed addition to their house were discussed. The Board decided not to provide the copy of the letter regarding this issue from the HOA attorney to the owners but to provide them written notification of the points in the letter. Maximum will contact the adjacent owners by letter to get their written feedback on this issue and will include plans of the addition. It is believed this will involve 8 owners. The plan will be to have a decision at the next meeting.
- Waste Management has advised that they do not provide composting services. The Board will advised all owners that the HOA will not provide composting services to owners but that individual owners may contact Alpine Waste and contract for the service on an individual basis. A Board member will contact Alpine Management to try and purchase this service and the results will be shared with the community.
- The Board considered 327 Canyon ZPoint Circle's request for the HOA to remove trees outside their fence in the area between Highway 93 and his house. The Board's decision was that this is not an HOA responsibility and the owner will be directed to contact the City to have them removed as the trees are on Golden land.
- Maximum, advised that they have not heard back from Waste Management concerning the Certification of local trash collection. This request was sent by email. Maximum will pursue this so it can be done sooner than later.

VIII AD HOC

- Brent Morrison resigned from the Board and Linda Sandgren advised that her work load will require her to resign at the end of the year.
- The next meeting will be in August 8, 2016.

ADJOURNMENT

There being no additional business to bring before the Executive Board, the meeting was adjourned at 8:55 p.m.