

ELK RIDGE

BOARD MEETING AGENDA

Tuesday, November 19, 2024, at 3:00 PM MDT

Alpine Edge – 130 Ski Hill Rd, Suite 130

– and –

Remote via GoToMeeting

Elk Ridge Board of Directors

- Ty Rodgers - President
- Larry Lilly – Vice President
- Talia Assi – Secretary
- Garren Riechel – Treasurer
- Dan Norlander - Member

Alpine Edge Representatives

- Erik Keefe – HOA Director
- Shelby Mae – HOA Manager
- Jessica Martin – HOA Director of Communication

1. Welcome

- Roll Call; Establish Quorum
 - A quorum was met with all Board members in attendance.
 - Ty Rodgers called the meeting to order at 3:03 p.m.
- Review & Approval of Meeting Minutes – 9.24.24
 - **Motion:** Ty Rodgers motioned to approve the 9/24 meeting minutes, which was seconded and passed.
- Board Positions
 - The board deliberated on board positions and determined the following:
 - President – Ty Rodgers
 - Vice President – Larry Lilly
 - Treasurer – Garren Riechel
 - Secretary – Talia Assi
 - Member-at-Large – Dan Norlander

2. Current Business

- Financial Review
 - As of September 30th:
 - Operating Balance: \$75,025
 - Reserves: \$132,448
 - Accounts Receivable: \$5,000
- Dumpster Enclosure Project
 - Garage door should be delivered next week.
 - The code on the man door cannot be removed. Another option would be to replace the mechanism completely.

- The board discussed trash issues due to people not having the code to enter the enclosure. Alpine Edge will attach a label with the code to the enclosure man door.
- Caps On Deck Columns / Post Caps – Lawyer Response
 - The HOA can address the problem areas with a capital project, but billing is up to the board.
 - In the past, this was a homeowner's responsibility. Discussion regarding this being an owner responsibility similar to the back decks.
 - Bid from Great Western for \$14,964 for post caps, front upper decks, and third-story balconies.
 - Estimated costs for each deck are needed.
 - The Board requests that Alpine Edge mandate homeowners to make repairs when safety concerns arise.
 - The Board approved the cap project being scheduled for the front decks.
- Unit 410 Driveway Widening
 - The driveway next door to 410 has filled in this concrete – a photo of the plans was shared with the board.
 - The Board requested measurements.
 - The board agreed to have the homeowner pull the shrub in the interim while the association design guidelines are being created.
- Insurance
 - Insurance policy renewal is due on March 31.
 - The board had some questions regarding the allowance of grills. Open flame grills are not permitted. Alpine Edge will ask the insurance agent whether the rule has any exceptions.

3. Open Forum

4. Schedule the Next BOD Meeting

- The next meeting was scheduled for January 28th at 3:00 p.m. Subsequent meeting will occur February 25th, at 3:00 p.m.

5. Adjournment

- The meeting adjourned at 4:07 p.m.

6. Executive Session

- The Board entered an executive meeting at 4:07 p.m.