



ROOSEVELT RIDGE HOA MEETING MINUTES

Date:	October 2018
Meeting Type:	Conference Call
Board Member Attendees:	Ted Bertele Jeff Keicher Mike Wallace
Board Members Absent:	None
Other Participants:	None

Call to Order

Ted called the meeting at 7:00 pm and conducted roll call

Minutes

Previous minutes (September 2018) were reviewed and approved.

Agenda and Meeting Notes

General Business

- Mike is working the budget, should have it to us ASAP
- Ted finished and distributed the contact list to the board.
- Consider scheduling a HOA annual meeting 11/29 or later.
- Lot 8, 15 and Parcel D are listed for sale.

Financials

- Ted has been producing HOA status letters to Mountain Title, expect checks after properties close
- Board to propose HOA fee increase to \$125/month at Annual meeting. This will increase our operating budget substantially.
- Board voted to remove pre-payment discount

Infrastructure Projects

- Plowing plan implemented. BD plowed last week's snow event.
- Security camera severed cable – fix in the spring
- Cistern email review – consider a pond
- Mulch pile – no action, but will allow residents to take whatever they want
- Evaluation of this year's road work and plan for next year

Design Review Committee

- We need to send notification to anybody who is building or has recently built (Bramante, Twining, Lurie) that they are responsible to meet the requirements of the guidelines and that their fees are due.
- Email from engineer – Jeff will stay on top on him.
- Engagement letter for Bart Suggs?

Currently building (continuous update):

- Wallace – Well, Driveway improvements



- Twining- building a garage, will build main house soon.
- Lurie – SJH improvements, driveway and plans for house
- Bertele – driveway and clearing operations
- Lone Pine / Parcel D – driveway and clearing operations in preparation for sale
- Mayberry – driveway and tree clearing
- Bramante – Finishing their build, timeframe unknown

Design Review Guide:

- Published and distributed to the HOA

Security Committee

- No Actions

Legal

- Covenant edits – ratify budget and spend the money early 2019
- Responsible governance document – review and adopt
- JK actions

Action Items

- Mike working channels to get notice to JK
- Ted working document requests and communicating fees to realtors and title companies in preparation of property sales
- Approve and release to the community the Governance document

Meeting adjourned @8:30 pm