



# BOULDER RIDGE

Board Meeting Minutes

MARCH 9TH, 2021

Matik Office

**Call to Order:** The meeting was called to order at 5:03pm.

**Board Members Present:** Sylvia Markham, Abhi Bikkani, Debbie Bennes, Sara Sandleback, Jean Herda

**Others Present:** Tom Hill (Matik Management)

**I. Financial**

**1. Balance Sheet:** \$220,939.54

**2. Budget Comparison**

**A.** Tom reviewed the budget comparison for January and February.

**B.** There are two invoices that have not come in yet for February, but the association is ~\$3,000 under budgeted expenses when accounting for those two invoices.

**II. Maintenance**

**1. Lawn/Snow Contract**

**A.** The contract with the current vendor has been terminated, effective March 31<sup>st</sup>. The new vendor, Rochester Ground, will begin April 1<sup>st</sup>.

**B.** Tom will inspect the grounds this month to note any plow damage on the lawns. This will be conveyed to the current vendor and will be repaired prior to the final contract payment being made.

**2. Gutters**

**A.** It was noted that some of the gutters, running down the side of the buildings, have screws that are loosening up or missing. This will be noted in the upcoming spring inspection.

**3. Landscaping**

**A.** Tom will be meeting with Sargent's this month to discuss the progress of the landscaping plans they've been working on.

4. Spring Inspection
  - A. This will be taking place in April, weather provided.
  
5. Shutters
  - A. With the difficulties encountered with the previously selected vendor, and the lack of interest from other small vendors, the Board decided to proceed with the quote from Larson Construction, by a motion from Sara, a 2<sup>nd</sup> from Sylvia, and unanimous approval.
  
6. Irrigation
  - A. Green Envy will be handling the irrigation needs.
  
  - B. Tom will ask the vendor about the heads near the entrance landscaping, as it doesn't appear there is adequate watering of that area.

### **III. Governing Document Review**

1. The Board continued the discussion on the proposed amendments to the Declaration.
  
2. A finalized list was completed, and Tom will send of the final draft of the amendments to the Board for approval.
  
3. Once approved for distribution, the proposed amendments will be sent to the members with a ballot to vote on each.

### **IV. General/Open Forum: None**

**V. Next Meeting:** Every 2<sup>nd</sup> Wednesday of the month, 5:30pm, Matik office

**VI. Meeting adjourned:** With nothing left to discuss, the meeting was adjourned at 6:40pm.