



BOULDER RIDGE

Board Meeting Minutes

SEPTEMBER 14TH, 2022

Matik Office

Call to Order: The meeting was called to order at 5:32pm.

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

Others Present: Tom Hill (Matik Management)

I. Financial

1. Balance Sheet: \$227,574.29
2. Budget Comparison
 - A. Tom reviewed the budget comparison for January through August.
 - B. The association is under budgeted expenses on building and grounds maintenance by about \$10,000.
3. The Board will review the proposed 2023 budget at the next meeting.

II. Annual Meeting

1. The annual meeting will be November 9th. It will be held at the VFW and the notice packet will be going out around 25 days in advance.
2. Each Board position is up for election. The current Board members are willing to serve again.
 - A. If you have any interest in serving on the Board, please contact Matik.

III. Maintenance

1. Many of the inspection items have been completed. The remaining items include:
 - A. Seeding – Rochester Ground will be spreading seed this fall in the noted areas.
 - B. Concrete – There have been issues securing a vendor for replacement of noted areas. While it can be completed this fall, the new concrete would not have the same amount of cure time.

1. The vendor will be secured to start as soon as temperatures are adequate this spring.
 2. There is one location with broken concrete. This will be replaced this fall.
- C. Shutters – Larson Siding will be locating and replacing the shutters that were damaged in shipping.
1. A 2nd claim is being filed for the remaining shutters that have faded.
- D. Bushes – Sargent’s completed an updated landscaping plan for the buildings that accounts for orientation and what will grow best.
1. A list of dead bushes was gathered and will be compared to the Sargent’s plan. The association is anticipating planting to take place this fall. This will help in the growth of the root systems.

IV. General

1. Garbage

- A. The Board discussed the various issues that have been experienced with Waste Management.
- B. Due to those, the association will attempt to cancel the contract and begin service with Hometown Haulers by a motion from Debbie, and 2nd from Abhi, and unanimous approval.
- C. More information will be sent out once there’s confirmation of the transition.

V. Next Meeting: October 18th, 5:00pm, Matik office

VI. Meeting adjourned: With nothing left to discuss, the meeting was adjourned at 7:00pm.