



BOULDER RIDGE

Board Meeting Minutes

JUNE 22ND, 2021

6323 29th Ave

Call to Order: The meeting was called to order at 5:30pm

Board Members Present: Sylvia Markham, Rick Payton, Scott Ohm, Sara Sandleback, Debbie Bennes

Others Present: Tom Hill (Matik Management)

I. Approval of May Minutes

1. The minutes were approved as written.

II. Financial Update

1. Current balance of assets: \$277,506
2. The Association expenses are currently under the budgeted amount by ~\$32k. A significant portion of this is within the categories of maintenance, grounds maintenance, and irrigation.
 - A. As the summer maintenance projects are completed, the category will even out.
 - B. Irrigation issues are in the process of being resolved. This category will also even out.

III. Spring Inspection Items

1. Trees
 - A. Olson Tree Service should be completing their project toward the end of July.
2. General
 - A. Maintenance will begin later in July or early August.
3. Siding
 - A. The contractor will be completing these repairs soon.
4. Lawn
 - A. Lawn issues can be addressed when the sprinkler system is fully operational.
5. Concrete
 - A. The vendor will be getting the Association on the schedule.

6. Asphalt

- A.** Thorough discussion ensued on scope and cost. The Board will allot a few more days for remaining vendors to submit quotes.
- B.** A vendor will be selected and scheduled by the end of the month.

7. Garage Doors

- A.** Repair to garage doors is the responsibility of each owner.
- B.** Decorations, while potentially aesthetically pleasing, are not currently allowed.

IV. Maintenance

1. Shutter replacement

- A.** The contractor stated that he has two deck projects remaining, and then they will begin the shutter replacements.

2. Dryer Vents

- A.** An email will go out to the membership to alert them to the upcoming cleaning.

3. Sprinklers

- A.** Discussion ensued on the vendor and repair costs.
- B.** The vendor will alert the Board when the costs reach \$1k. Work will be allowed to continue, but this will keep the Board up to date on overall cost.

V. HOA Purview (Definition of Responsibilities)

- 1.** The Board will do a final revision at the next board meeting.

VI. Next Board Meeting: August 3rd, at 5:30pm, at the Matik office

VII. Adjournment: With nothing left to discuss, the meeting was adjourned at 6:43pm.