Aspen Cove HOA Board Meeting Agenda Friday, July 20, 2018 Page Cabin, Lot 104 6:30 pm

	Page Cabin, Lot 104 6:30 pm	
1	Welcome	Mark
2	Roll CallJared Edwards, Allen Rowe, Bob Conner, Dan Allen, Mark Page, Rick and Bonnie Seastrand. Curtis Steele is out of town.	Mark
3	 Secretary Report Update on directories-Bob will add the directory to the website for lot owners with the phone number, names and lot. To access this they will need to type in a password. Approve minutes from May 2018 board meeting-if not already resend so that they can approve. Review Minutes from June 20, Summer Social Members meeting. I did not take any notes, I will write what I remember and send out, others can add to it 	Bonnie
4	Treasurer ReportCurtis will be absent Checking account balance \$4535.38 Money market account balance \$101,737.25 Total \$106,272.63 Total expenses\$37,358.74 Motion to approve budget-Bob Conner, 2nd motion-Dan Allen, All in favor to approve budget No progress on auditAs of last Sunday Review outstanding invoices-Mark Summer Social: Food-sandwiches, chips 4-paint brushes- Total \$99.63 pay Mark Waste & Water Logistics 6/26/18 to 7/23/18\$140.00 (port o potty had a lock on it, there was an invoice sent for 1 month, it had not been serviced, Mark made some phone calls and this should be taken care of.) Water Share assessment: Wellington Canal Co. 2017 assessment \$342.00 2018 assessment \$342.00 2018 assessment \$304.00 Total \$646.00 Stephen Givens-Web design-Bob will get invoice to Mark Total \$200.00 Nothing from Erkkila's except the autopay \$500.00 BODEC Electric \$1885.94 well repair-controls that are in the well, were set at a certain number. Nothing was working right when tested. They brought up a machine to test the panel and they were out 17%. Tried to reset the numbers and they are not quite right yet. Asked about buying a new panel and install it would be \$1400.00. At this time the board has decided not to make any	Curtis/Mark

changes to the panel in the well house. Red lightrunning or water, at the well if there is a Green lightthere is plenty of w Make sure that we look at this when we are coming or leaving **Motion to approve to pay the bills by Allen Rowe, 2 nd by Rick Seastr were in favor to pay the bills.	/ater.
 Alternate guardrail projectErkkila's have some posts, and har purchased some wire. For \$3350.00 Erkkila's will install 360 f down the hill but not right now they are super busy. There is a from Erkkila's. The board decided to have them move the last barriers, put them to the common area. Motion to approve the Jared Edward, 2nd Allen Rowe. (Jared wants to put his name of them) BSA's participation in road maintenance Mark and Dan did not to anyone at the BSA about the road maintenance. Trespass issuesMark and Dan pounded some t-posted by the gate, other side of back gate on the outside there is a berm, the owners do not want to Aspen Cove users to use their property was suggested for them (the owners of that property, need to something up indicating that it is private property, and no trespassing). 	et. a bid t 2 nis by on one ot talk e west he
 Water Review June Pump house reportThings look okay13.54 aver per gallon. Badger dug under the north side of the pump house needs to be filled. Update in pump problems Lights flashing on front of pump house GreenTank near full, Red Tank is low on water 	Mark rage e this
 Member Services/Common Area Last Picnic table in place? They are have all been installed. Paravailable when needed. Resurface tennis/basketball courts-Mark was to get a phone cal from someone that he contacted. They did not return the phore to Mark. He will try again. Frisbee Golf course on common area-lot adjacent (North of Mark lot)Jared is going to take them home and weld some wheels to them so that it would make it harder for someone to steal. Brit your own Frisbee. Maybe add the cement barriers to make som sort of parking lot with some gravel. Jared will talk to Erkkila's about what it would cost to do this. A metal sign indicating that is a common area should be added. 	II ne call rk's o ng ne
Member Services/Security • Update on websiteBob showed us the web site, it looks really aspencovehoa.org log in to weebly.com	Bob nice,

	 Current status of front gate/common area security systems Putting information in drop box. Bob will send out the info for all of us to get into the site. **Camera system has been down for about 2 weeks, there could be some replacement parts that need to the camera. The board was in agreement for this to be published. New gate code to be out August 1st. It will be FLAG 3524. (THis was not done because of the wildfire). 	
9	Weed Control	Allen
	 Initial review of lots-Allen drove around today 7/20 and he said that there were very few weeds, there is a problem down by Dan Allen's house that is the worst area. He will send an e mail to me and I will send this out to the lot owners. And then he will look again on August 4th. Then look again and send out a new list. Our approach for notices and fines Dates for follow-up notices and fines (a fine cannot be issued without prior notice) 	Allen
10	Architectural Committee	Rick
	 Current projects: Hardings, Rowe, McEntire, and West. McEntire's lothad started before the architectural committee got paperwork. Hardings had a problem with the logs, they were milled wrong it might take a little bit longer in getting this done. Rowe's will be getting his done soon. West he is not building this year. Fairbanks wants to build a garage. 	
11	Other Business	
	Next meeting	
	August 17 th 6:30 Conner Cabin Lot 30	
	Meeting Adjourned 8:35 pm	

2012-2018 Comparitive Budgets

	Potential									\$500 p/m			Would like	budget fo	Cameras \$																		
	Projection assumptions	125 lots \$480 for 2017							Audit/Review	Moved to Water Mingmit	\$500 p/mth Erkkila Fees					76.55 HOA Email					פאנייסער ייבישער	125 lots *\$75											
7/12/2018 4,535.38 101,737.25 106,272.63	Actual <u>1/31/2018</u>	1,440.00	278.00	3,000.00	76,786.00	315.00		817.00	1		2,100.00		1,601.52	1,595.00		76.55	157.81		9,906.14	1,722.00	8.52	9,300.00		201.68		111.56	2,361.91	580.22	556,70	1,005.00		37,358.74	39,427.26
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12/31/14 121 55,902 56,023	Actual 2014 59,680					0	56	199	299	5,958		267	529	2,319	ı	0	40	3,549	0 (14,128	12,159	9,300	969	30	0	74	2,007	272	1,138	710		63,941	(4,261)
12/31/13 14,431 60,367 74,798 ¹	Actual 2013 61,083						69	139	150	3,972		243		13,025				1,194	8,447	9,765	8,179	9,300		1,882		1,262	3,800	220	974	176		65,014	(3,930)
12/31/12 1,738 52,047 53,785	Actual 2012 60,571					20	84	199				100		4,157		879	99	2,300	6,143	6,901	6,514	9,225		39	14	1,723	4,360	250	944	258		47,307	13,264
Cash Balances Checking - Zions Zions Money Market Total Cash	Revenues	Special Assessment Snow 17' Dues	Weed Control/fines Late Fees	Interest income Road Impact Fees	Expenses	Corporate Dues	Bank Service Charges	Postage	Accounting	Property Management	Water Management	Property Mgr.(fuel)	Recreation Expense	Water System	Security	MISC.	Printing	Legal Services	Dust Control	Snow Kemoval	Road Maintenance	State Park Passes	Annual Mtg/Mbr Service	Office Supplies	Income Tax	Property Tax	Power	Gate Telephone/internet	Water Shares	Water Test	Weed Control	Total Expenses	Net Income (loss)

2018 MONTH YEAR

INSPECTOR MK Erkkila, L.C.

AVERAGE DAILY USAGE AVERAGE GPM USED

GALLONS USED FOR MONTH

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