

MOUNTAIN RETREAT ASSOCIATION

ANNUAL MEETING MINUTES

August 16, 2018

The meeting was held at the Bold Solutions offices at 10:00 am, MST, on August 16, 2018. Kimberly Rowland called the meeting to order at 10:05 a.m.

Those in attendance were:

Jim Jorgenson	(0030) Via Phone
Melissa Manouchehri	(0100) Via Phone
Kimberly Rowland	Bold Property Management Solutions
Munsey Knox	Bold Property Management Solutions

Those represented by Proxy:

Christian Schneider	(0080) naming Jim Jorgenson
Ken Gart	(0130) naming Jim Jorgenson
Michael Ainbinder	(0064) naming Jim Jorgenson

AGENDA ITEMS

Roll Call & proxy

A quorum was established and the meeting was called to order.

Proof of Notice

Proof of notice of the annual meeting was sent to all owners of record and dated July 31, 2018.

Ratification of Past Meeting Minutes

Annual Meeting minutes from 2017-18 were reviewed and approved.

Budget Review

Kimberly reviewed the proposed 2018-19 budget. The association was under budget for the year ending June 2018 \$2687.83. Roof preventative maintenance which was budgeted at \$15,456 from reserves for 2018 was completed by Turner Morris for \$9,334. This was taken care of by the HOA. The roofs continue to be doing well with no leaks in 2018 and no issues with insurability. Reserves were fully funded as budgeted. Kimberly proposed moving the surplus to the operating budget to keep the quarterly assessments flat. This was approved. Kimberly reviewed the reserve schedule which shows the roof replacement in 2026. Capital projects for the 2018-19 fiscal year include staining of all exterior wood. This is budgeted at \$15,000 based on bids received. There was no further discussion of the budget. Jim motioned to approve the proposed 2018-19 budget.

New Business

New business included the following:

- Jim Jorgensen's home remains listed along with Barney Wilmoth.

Election of Directors

All board members will continue their terms

Jim Jorgenson will be serving year 1 of a 3-year term beginning with the 2018-19 fiscal year.

There was no more interest to serve on the board. Jim will continue and would like more volunteers.

Motion to Adjourn

The meeting was adjourned at 10:45 a.m.

Respectfully Submitted,

Kimberly Rowland
Bold Property Management Solutions