



SPRING RIDGE

HOMEOWNERS ASSOCIATION

Tony McLaughlin, President
Chelsea Karlgaard, Vice President
Anita Van Ert, Secretary
Patti Zeis, Treasurer

BOARD MEETING MINUTES

January 2023

Conducted Via Email

Email Participants: Tony McLaughlin, Chelsea Karlgaard, Patti Zeis, & Anita Van Ert

President – Tony

- Reconciled account authorizations with American National Bank & PJ Morgan. Removed Dave Olander & added Patti Zeis, Treasurer, as an authorized signer. Verified PJM authorized signers.

Vice President - Chelsea

- Covenant violations update – very few violations
- Kona Ice for 4th of July - date TBD
- Spring Social- April 1st, no communication yet to homeowners until we can confirm park availability
- Spring social will have balloon artists and Easter bunny again. Cost for bunny est. \$40 cost for balloon artist est. \$150. These are booked, but have not yet paid invoices.

Secretary - Anita

- The December meeting minutes were reviewed and approved
- Tree work update, the trees on both islands were completed by Enfields 12/14/22. The Limb behind 1310 S 177th was cut down by Sunworks 12/29/22.
- The culvert on Pacific was clogged with debris & the water backed up Dec 13th. Hellers called the city to clear it, the City came out the same day. They cleared it by throwing all the leaves and debris on the bank. Anita, Chelsea and her boys cleared most of the debris.

Treasurer - Patti

- Financial update through 12/31/22 was approved, balance at end of year \$22,216.12. The balance beginning January 2022 was \$15,937.19
- PJM will mail the dues statements out for 2023
- Unusual transactions - there were no unusual transactions
- Zach Royce is being contacted for the 2022 Financial Review

Other Business - Tony

- A new prospective owner inquired about renting a house for a few years he was looking to buy in Spring Ridge. They were advised of our covenants and all would apply to the renters with any violations being the responsibility of the owner. The Board reviewed the covenants and found nothing that prohibited homes to be rented in Spring Ridge. The Board will be conducting additional research and seeing what it would take to prohibit rental property in our Spring Ridge neighborhood/HOA.

Next Meeting will be in February 2023