



GALLATIN HEIGHTS

**Gallatin Heights Board of Directors
Monthly Meeting
June 13, 2023, 4:00pm-6:00pm**

Attending : Martin Fisher, Josh Weir, Terek Beckman, Laura Benson. Rebecca Cleveland

Absent :

Meeting Start : 4.05pm.

Agenda

Old Business

- Review and approve meeting minutes from May 2023, meeting –
 - Resolution: Approved May Minutes.
 - Proposed: Josh Weir
 - Seconded: Terek Beckman
 - Vote: Unanimous
 -
- Mailbox issue
 - Discussions:
 - Mailbox to ship to Saddlepeak and then to be installed
 - Photos sent July 10th
- ARCs
 - Discussions
 - 2 Approved
 - 1 returned for changes

New Business

- Management Company
 - Discussions
 - Saddle Peak attending
 - Data: Saddle Peak – contact them for data updates –
 - Community Lot Review
 - Results shared privately between Saddle Peak and Board
 - Newsletter
 - Saddle Peak Quarterly newsletter will be reviewed before publication
 - Statements and Newsletter will be sent via email, or snail mail, or on the Saddle peak website
 - Members showing a quarter behind will be resolved to fix any outstanding.
- Technology Overview

- There are many IT costs being paid personally by Board members that should be covered
- Resolution: IT costs covered
 - Proposed: Terek Beckman
 - Seconded: Martin Fisher
 - Abstaining: **Josh Weir**
 - Vote: Unanimous
- Committee Updates –
 - Overview
 - Social
 - Garage Sale
 - Annual Bash
 - July 18th next meeting
 - Communications
 - CC&R
 - Review CC&R templates
 - Common Area
 - Multi page agenda – Miscellaneous items reviewed, including:
 - Pruning walk in July? Scheduled for 15th – does that help alpha?
 - Mowing map doesn't match what we want mowed.
 - Volunteering to fix trees. – We cannot allow volunteer tree fixing for trees not on your property.
 - Spreadsheet will be made to track issues and fixes
 - Polling the community for:
 - Thoughts on the Barn
 - Budget & Contracts
 - In July
- Other Business
 - Legal – estimates CC&Rs 7-16K for amendments
 - AGM -Lawyer first Item to cover CC&Rs.
 - Resolution: Use Lawyer's CCR template and hire her for the AGM
 - Proposed: Martin Fisher
 - Seconded: Josh Weir
 - Vote: Unanimous
 - Common Area discussion
 - Jack rail fence – Present options at GM due to high costs
 - Vote on Plan at GM
 - Communication points for Spring actions
 - Focus on landscaping
 - Review landscape to determine required actions
 - Met with Alpha to understand their plan
 - Ad-hoc email Resolution: **recommend moving forward with the sprinkler troubleshooting and the tree removal**

- Proposed: Rebecca Cleveland
- Seconded: **Josh Weir**
- Vote: Unanimous

- Budget status (over/under) & any special assessment – to July for Update
 - Set budget by AGM
 - Move to AGM Fall to have Budget meeting ahead of the year.
 - Budget Tentatively ready by August

- Next Meeting:
Tuesday July 11th. 4pm, Zoom.

- Meeting Closed

Sincerely

Martin Fisher, Secretary