**Date: 1/29/2024**

**Attendance:**

Antonia B.

Keiko I.

Tina C.

Adam N.

Brooke H.

**FINANCIALS**

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| --- | --- | --- |
| **ITEM** | **PRESENTER** | **TIME** |
| Bank interest   * What will be the fees if we don’t use A+? * Adam - Unless a full point higher, it may not make sense. * Utilize large accounts to fund (roof and concrete - $200K). | Tina |  |
|  |  |  |

**MAINTENANCE**

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| **ITEM** | **PRESENTER** | **TIME** |
| Roofing/Ice Damage   * Previous ice damage caused by the vent. * End of summer the flashing was repaired on all the vents. * Manny to be asked to take part of the deductible due to a nail causing the damage. * Common issue with leaks is related to the vent. Is the long-term solution to relocate the vent? * Do roofs need to be reinspected? When does roof replacement need to happen? * Should we continue to address the right fixes at the right time until we have capital expenses? * Remind the community regarding the CCR’s about ice damage/heat tape. |  |  |

**LANDSCAPING & GROUNDS**

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| **ITEM** | **PRESENTER** | **TIME** |
| Concrete/Driveway   * Concrete/Drive should not be done in cycle. Board should assess from a real structural need. |  |  |

**OTHER**

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| --- | --- | --- |
| **ITEM** | **PRESENTER** | **TIME** |
| Solar Panels   * On hold. |  |  |
| Fence / insurance   * Tina to send claim to A+ |  |  |
| Heads up/ driveway request Crim  Heads up / vent clean request Mickiewicz |  |  |

**HOUSEKEEPING**

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**ACTION ITEMS**

* Request for drive fix - brought up to Keiko. To be reviewed.
* Ice Damage - Ask attorneys about their interpretation for Utah Law regarding PUD from a CCR perspective. Keiko to reach out to lawyer.
* Annual meeting : 3-4 goals for the community. What are the asks of the community to engage with these goals.
* Look at the short term compensation for K and any other additional work done. K approved for time and a half.
* Evaluate possibility of working with A+ by the annual meeting in June/July.