

High Chalet Association Board
Minutes of the Quarterly Meeting of the High Chalet Board
March 1, 2021

Present at Meeting via conference call: Karen Hoblit, Rick Freeman, Harvey Ryals, Alisa Pruett, Dan Sandlin

Absent: Nathan Gibson

The regular meeting of the High Chalet Board of High Chalet Association Board was called to order at 3:06 PM on March 1, 2021.

Vice President Report: Harvey Ryals reported that the stairwell for building one upper end was still at the powder coaters and will be installed when powder coating is complete. Then steel will be ordered for building 4 on the side next to the grill. Companies and shippers have become much slower than usual due to covid, thus the stairwells are moving along but not as fast as had been planned.

Property Manager Report: Dan Sandlin provided an overview of recent repairs and said all had been completed. The water pump engineer will be doing inspections in March. Solar light posts will be installed next to the picnic areas behind building 1 this spring and mulching for all the flower beds is scheduled for this month.

Treasurer Report– Rick Freeman reported a balance of 44,202.00 in the reserve fund and 78,215.40 in the operations fund. He stated that 3,620.40 is now being deposited into the reserve fund each month. All the recent dues increase is being deposited to the reserve fund to build it up for future major expenses such as roofs.

Alisa Pruett is in charge of organizing the annual owners' meeting. It was discussed at length with various options being suggested to ensure covid safety for owners attending. It was decided that an outdoor meeting should be held rather than the usual catered event at Ober. The meeting will be held May 1 at the High Chalet pool area with a lunch. Alisa will work on the details.

Other business: Funding of a damage account was discussed, the board decided there isn't currently an issue with damages around the complex to warrant it. HOA Security cameras are on the schedule to be placed around the complex, however, individual owner cameras must be approved on a case-by-case basis. A new owner's welcome packet is needed to help new owners with faqs they have. The current homeowners' contact information and emergency access needs to be updated. Alisa will create a form to go out in the next mailing.

The next meeting will be held next quarter on May 1 after the owners' meeting.

The meeting was adjourned at 3:57 PM by Karen Hoblit.

Minutes submitted by: Karen Hoblit (due to absence of secretary)