

HIGH CHALET CONDOMINIUMS
ANNUAL HOMEOWNERS MEETING

May 14, 2022

Meeting called to order at 12:05. Board members present were Karen Hoblit, Alisa Pruett and Gigi Grein. Board members not in attendance were Greg Gibson and Rick Freeman (was available by phone). A quorum needs to represent 34 condos either by proxy or in person or combined. Only 30 owners represented; therefore, a quorum was waived since only 2 nominees were running for 2 open positions on the board and no major business would be addressed.

Secretary's Report: Gigi Grein read the minutes from the 2021 Annual Homeowners Meeting. Minutes were approved as read.

Treasurer's Report: Presented by Dawn Dillman, CPA. The reserve account has approximately \$50,000 and the operating account has approximately \$100,000. The budget for 2022 was presented. Mark Kormeliak, owner, asked what was the "advertising" allotment and was advised for our website to Go Daddy.

Property Manager's Report: Presented by Dan Sandlin for Mustard Seed. Hardi siding on the game room has been completed. Game room interior redone including flooring, painting and wainscoting/trim. Tree trimming has been done. "Junk" trees in front of building 3 and 4 and near water pumps removed. Will seed in front of building 3 this fall following removal. Building 2 had new roof applied in April. Building 3 will be roofed in May. Mountain Son will be doing paint touchups on Hardi plank trim where peeling. Replacing bad spindles in hand rails ongoing. Rotted landscape timbers are being replaced by Mustard Seed. Hot tubs have had new cedar siding applied by Mustard Seed. Mustard Seed will be putting indoor/outdoor carpet on the platform of hot tub number 2. It is planned to address the hot tubs when the pool is redone. We hope to get another 2-3 years out of the pool. Pool should be open by Memorial Day weekend.

New Business: Two persons were running for open board positions, Karen Hoblit and Alisa Pruett. Yvon Guay made motion to accept board members. Luke Brooks seconded the motion. Motion carried.

Old Business: All stairwells that needed to be replaced have been completed. Water leak in building 3 was located and repaired. After researching, we have obtained high speed internet through Spectrum. Each owner is responsible for picking up equipment and installing or having installed.

Meeting adjourned at 12:32 p.m.

Respectfully submitted,

Alisa Pruett, Acting Secretary