

Parkside Ridgway Community Association

Annual Meeting Minutes

Wednesday, December 11, 2019, 6:00 PM

Ridgway Public Library

- 1) Call to Order
The meeting was called to order by Jack Petruccelli at 6:26pm.
- 2) Welcoming Remarks/Sign in/Proxies/Determination of Quorum
In attendance was Jack Petruccelli and Brittany Martin of the Board of Directors, Tim Malone was absent. There were 6 units present and 2 represented by proxy, with more than 3.2 units present a quorum was determined.
- 3) Introduction of the Board of Directors and Mountain Mansion Management
The Board was introduced as was Neomi Taylor of Mountain Mansion Management.
- 4) Proof of Notice
The notice of the meeting was mailed to all owners.
- 5) Purpose of the Meeting
The purpose of the meeting was to ratify the 2020 Budget.
- 6) Review of Meeting Minutes from the 2018 Annual Meeting
After the present owners reviewed the minutes from the 2018 Annual Owners Meeting Jack made a motion to approve the minutes as submitted. Andre Bollaert seconded the motion and all present were in favor of passing the motion and the minutes were approved as submitted.
- 7) Financial Reports – 2019
The financials were reviewed with no questions.
- 8) Presentation of 2020 Budget
The 2020 Budget was presented to the owners for review. There was no increase in dues money was moved from water and electric to go towards snow removal of the sidewalks. Matt Sandoval raised the question of moving towards xeriscaping in the common areas and wondered how that could be done. Jack explained that the landscaping in the common areas was already established and the irrigation system was not even turned on in 2019 to maintain it, so switching to xeriscaping would be a costly expense. With no further questions Brittany made a motion to ratify the budget as submitted, Andre seconded the motion and all were in favor.

9) New Business

Matt Sandoval volunteered to be on the Design Review Committee. The Board has been acting as the DRC for the past year. Jack decided he would step down from the DRC and Matt could take his place. Jack will continue to be available for questions to assist with transfer.

-Vacant Lot Mowing

The Board has decided to mow the vacant lots when necessary and back charge the owners the cost of mowing. If a lot is kept mowed by the owner the association will not mow that lot.

-Short Term Rentals

Recently there has been an owner short term renting out their unit. It has caused multiple disruptions in the association and is becoming a nuisance. The board brought up the idea of a minimum short term rental period of seven (7) Days. All present owners were in favor of seven (7) days being the shortest allowable period for short term rentals.

10) Nominations and the Election of Board of Directors

Jack made a motion to retain the current board, Brittany seconded the motion. Andre expressed an interest of being on the board and may be appointed if Jack or Tim resigns in the coming year.

11) Adjournment

With no further business to discuss Jack made a motion to adjourn the meeting. Brittany seconded the motion and the meeting was adjourned at 6:57pm.