

Minutes for Indian Ridge HOA

Date: Wednesday, January 17th, 2024

Place: RJ Hamilton Shop Building

Minutes: Submitted by Sarah Wayland

Attendance:

Board Present: Scott Stuart, Tim Deimund, Allie Gellerman, Sarah Wayland, KoKo Barber, Katie Hilton, Marty Lundy, and RJ Hamilton

Absent: Brooke Wood

Term:

Board discussed term of positions should start effective our annual meeting date (September 26th, 2023) when the Board positions were voted on and approved by the residents of the community.

President - 1 year (September 26, 2023-September 26, 2024)

Vice President - 2 years (September 26, 2023-September 26, 2025)

Treasurer - 1 year (September 26, 2023-September 26, 2024)

Secretary - 2 years (September 26, 2023-September 26, 2025)

Member-at-Large - 1 year (September 26, 2023-September 26, 2024)

- Marty and Tim to review and edit Bylaws (attorney has reviewed). Sarah to send the word doc file to Marty and Tim.
- Permitting and enforcement of chicken coops needs to be added to the CCR's (attorney has reviewed). Marty and Tim will be working on the wording to get this added.
- Marty gave an update on the current gate procedures.
- Sarah to gather three electrical bids to add outlets to the entrances for next year's Christmas lights.
- Sarah to gather three snow plow/ice melt bids for future community needs (to include phase 3).
- Sarah to create a new resident HOA form for Teri to send to title companies as new residents close on their homes.
- Amazon, FedEx, UPS, etc. deliveries need to use code #9878 between 7pm-7am deliveries. Sarah will need to communicate this to current residents. Marty will inform new residents.
- Marty handed out a word document with the Google Drive links that contains the HOA files. The Board has access to these files.
- Marty will be contacting Modern Environment regarding this year's Christmas lights performance, as well as, request a copy of our landscaping contract, W9 and COI to keep on file.

Next HOA Meeting:

Date: February 13, 2024

Time: 6:30pm

Location: TBD