

Aspen Cove HOA Board Meeting
 Friday May 19, 2024, 6:30 pm Seastrand Cabin

	<p>Bonnie Seastrand, Jared Edwards, Neil & Nicole White, Todd & Tiffany Jones, Jake & Nadine Wilson,</p>
	<p>Treasurer: Curtis was not here tonight. Jared reviewed the budget. The money is coming like crazy. Budget is doing okay. Money for the reserve account has been transferred. Snow removal is a little bit brutal; it is at \$55,000.00 right now. We are over budget in the snow removal area. Motion to approve the budget by Nicole White, 2nd by Neil White. All were in favor of approving the budget.</p> <p>Invoices: 11/4/2023 Bonnie Seastrand \$24.99 road signs **NOTE: Bonnie S. was paid in 2023. After reviewing our books, it was found that the receipt was not included or added to the minutes. So, we are adding it now. 3/16/2024 Nadine Wilson \$301.50 Aspen Cove Stickers 3/31/2024 MK Erkkila \$7028.00 Snow removal 3/31/2024 Water & water Logistics \$70.00 Toilet Service 4/6/2024 Southeastern Utah Health Dept. \$30.00 Water Samples Total \$7424.49 Motion to approve by Neil White, 2nd by Jake Wilson. All in favor of approving these invoices.</p>
	<p>Outstanding Balances: Discussion on lots that have outstanding balances was reviewed. The list is much shorter, but the balance is about \$6000.00 that is still outstanding. There was one that that the late fees were taken off, that totaled about \$70.00 There is one lot that has been sent to collections, and another lot with an outstanding balance will be sent to collections this month. If a Lot owner has a delinquent account totaling \$2000.00 or more, it will go to collections.</p>
	<p>Venmo: Venmo and Zell were discussed. Zell is thru Wells Fargo, they offer a QR code to pay. It was suggested to go to the bank and talk with them about this. Venmo for business charges a 3% fee and other fees.</p>

	<p>This looks promising.</p> <p>There was also discussion on Quick Books that can send invoices to lot owners if there is correct information. That fee would be about \$60.00 a month.</p> <p>This will need to be discussed with Curtis before any decision is made.</p> <p>Custis would need a new computer if it was decided to go the Quick Books way, the computer he has now is super slow.</p>
	<p>Aspen Cove Stickers:</p> <p>Jared talked to Curtis about the Aspen Cove stickers. It was suggested to give the Jones, Whites, Steeles 100 stickers for anyone to come and get one, they are \$1.00 each.</p> <p>It was suggested to give James some for his crew to access the gate.</p> <p>It was mentioned in the April Newsletter where to put the sticker on your vehicle.</p>
	<p>Secretary:</p> <p>There were no minutes to approve this time.</p>
	<p>Gate:</p> <p>Gate...nothing has been done as of right now</p> <p>July 9th is the day for the roads to be done with mag chloride.</p> <p>James will work on the roads on the 8th and will water the road ready for them to do this.</p> <p>Jake will see if there is another company to do the mag chloride.</p>
	<p>Water:</p> <p>James has been sending her reports.</p> <p>The report shows calculations and how much water has been used, and how long the pumps have been working.</p> <p>Nicole will call James about a water concern by Dan Allen turn off, there is a lot of water. Possibly a problem on someone's lot.</p> <p>Lot 49 is having a water issue. The drainage is not good for his property. He would like us to help figure out how to change the water. It is NOT something that the HOA is responsible for repairing.</p>
	<p>Common Area:</p> <p>Jared will contact Scott Jarrett to get the tables set up at the common area.</p>
	<p>Architectural Committee:</p> <p>As soon as Scott ???(last Name) was given to go ahead, there has not been any communication. The road impact fee has not been paid.</p>

	<p>A Lot owner wants to put a metal shipping container there while he builds a garage. He said that the shipping container would only be there for 30 days (about 4 and a half weeks) to secure his tools. His plans need to be submitted. The exterior is what matters. It is going to be a steel garage with 8” wood logs. The board decided that the</p>
	<p>New Business:</p> <p>It was suggested to have Dan Allen call Mark Nelson about the regulation for the new lots and construction. The board needs information/rules for lot owners to build.</p>
	<p>Newsletter:</p> <p>The newsletter was good, it had a lot of information in it.</p>
	<p>Facebook:</p> <p>Nicole was asked to make changes to the admin people.</p> <p>Board mail needs to be corrected. Bob Conner needs to make the changes. How do we get rid of the old website and email.</p>
	<p>Zooming is good for those that are out of state or those that do not have a cabin that are on volunteer on the board.</p>
	<p>If you are selling your lot, it was suggested to contact those that are realtors in the community, but we are not sponsoring anyone.</p>
	<p>Insurance:</p> <p>Bill was in the mail today. Jared was going to see if he could find something cheaper. Dan did that in the past and this was the best he could get.</p>
	<p>Board concerns:</p> <p>There are a lot of people not in attendance. It was suggested to bring on new members and have them join and get them involved. Then if someone needs to be done, then we have people to take on the responsibilities. If you want to come to a meeting, it needs to be in person.</p>
	<p>Centra-com:</p> <p>Jared will call Dan and talk to him about what has happened with this. Starlink has been great in Aspen Cove.</p>
	<p>May 17, 2024, Todd & Tiffany Jones cabin June 22, board meeting and clean up.</p>

	Meeting adjourned: 7:50 pm
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