

# SWISS ALPENHOP ANNUAL BOARD MEETING MINUTES

FEBURARY 26,2022 6:30PM

Location: Zoom virtual meeting

## Welcome and Introduction:

Dana Morgan

Current Board consists of the following members:

Dana Morgan- President. Has been on board for 2 years.

Allison Dorius- Vice President, has been on board for 6 years.

Stephanie Cannon - Secretary- On HOA board for 1 year.

Dan Winegar- Welch Randall Property Management contracted with Swiss Alpenhof Owner's Association for administrative tasks. Has been working with the board for four years.

Other attendees from HOA Homeowners association. Role was taken by Welch Randall

- Property management report Dan Winegar
  - # of units: 26
  - # of units paying quarterly 1
  - Location of community docs online- Welch Randall website
  
- Community projects 2021

Dana review community projects completed last year 2021.  
Commented there are no projects scheduled for the year 2022 as of the meeting date.
  
- Financial Statement & 2022 Budget
  - Reserve Study done in 2021 was reviewed and discussed, which included the raise of Homeowner dues. Explanation given to the owners why it needed to be raised. Projects in the future will need to be funded by the reserve fund. Raising the amount will contribute to future needs of the community. The Reserve Funds will gradually increase yearly with the goal to reach a 100% funding for future needs of the HOA. \*\*All records and reports can be found on the Welch Randall website.
  - Discussion on Reserve suggestions for repairs in the future. Matt Baker commented that the Reserve study is only a suggestion for Swiss Alpenhof to use as a guideline.
  - Review 2022 budget. How can homeowner board reduce expenses. Suggestions were to check into landscape and insurance costs. Stacey Baker offered to help with researching insurance costs.

Dana suggested we reduce the reserve deposit amount from \$23,000 to \$20,000 to put \$3000 in the budget. Matt Baker 2nded the vote. The budget for 2020 was approved and passed.

- Elections
  - One board position open. Allison Dorius will not be continuing as a board member.
  - David Dorius was voted in to fill the open position.
  - Dana Morgan and Stephanie Cannon will continue serving on the board.
  
- Additional business:
  - An advisory committee was formed. Three additional homeowners will join the HOA meetings to share their opinions and insight. They will not have voting power. Sherrie Boseman, Allison Dorius, Stacey Baker volunteered for the committee. Dan Winegar will send out an email to all Homeowners inviting those that may want to be on the committee.

Meeting adjourned 8:00pm