

Antelope Village HOA Board Meeting Minutes
May 18th, 2023
2094 N Evans Cove Loop Layton, 84041

- The meeting started at 6:03 PM. Carl Henning, Phil Lobato and Carlene Spaulding were present. Lex Rockwood and Jennae Blood were not present. Matt Mendenhall with Welch Randall was also present.

List Those in Attendance

- March 2023 Meeting Minutes were approved by the board.
- Reviewed finances and delinquencies.
 - The total balance sheet for all accounts was almost \$205,000.
 - There were several owners that had a balance owing but none of them were over 30 days late.
 - Reviewing the income statement, most expenses and income were in line with annual projections.
 - Snow removal was the only expense that was over projected costs. With the exceptional snow year, the HOA spent \$5,696 and only budgeted \$3,000.
 - The HOA has taken in \$1,180 from interest.
 - When comparing income vs expenses, the HOA is in the black/positive over \$27,000.
- The HOA reviewed a heat cable bid for the rain gutters.
- The board requested bids for power washing the whole community.
- Carl Henning volunteered to paint any curbs red in the community that have not been done yet.
- 2032 has a fencing section that needs to be repaired.
- Matt Mendenhall will send the board the reserve analysis and last roofing bid.
- 154 has a deck that needs to be repaired.
- The board would like to be sent the sprinkler run times.
- Carlene Spaulding has a seam in front of her unit that needs to be sealed.
- The board would like to receive a bid from Fernando to clear out 5 separate areas on either side of the entrance that are overgrown.
- Board was ok having the three dead trees removed all near the mailboxes/front of the community.
- The next board meeting date was not set.
- The meeting adjourned at 7:10 PM.