

**Red Pine Chalet Meeting
Meeting Minutes
Saturday, December 2, 2017**

Welcome by Terry Lange at 10:58 a.m.
Introductions of owners.
Approved Minutes 11:02 a.m.

Projects Completed discussed by Alan Johnson

Four new roofs (no assessment needed)
Painted Buildings: A, B, C, D, & E, plus touch up on others.
Other deck post/beam replacements
Rebuilt post/beam decks: Bldg. N - (2 decks), B - (1 deck), D - (2 decks)
Upper parking lot asphalt completed.

New Projects

New parking lot – complete asphalt replacement Phase I / IV Lot

On Going

Landscaper was able to do a lot of pruning since mowing wasn't necessary
Continue landing repairs
Reminder of free garbage disposal removal
Footing/deck post support as needed (2-3 scheduled)
Parking lot lights maintenance on going

Rules Reminders

Must use approved Washer & Dryers – please ask Ptarmigan for approval.
Dryers must be self-condensing (Bosch or Asko & LG or compliant to rules)
Washer must be low water usage (Bosch or Asko & LG or compliant to rules)
(Whirlpool has new Energy Star High Efficiency front load washer
& vent less dryer with heat pump that are approved)
All remodel plans need approval first
Grill positioning – on outside rail away from Bldg. (no charcoal)
Entry key on file

Questions & discussion

What happened with P.O. Boxes – Post Office will not allow what was promised previously.
However, you may still go to the post office & request a box – one tenant has had success so far.
Board will meet soon & will discuss low-flow toilets.
County is adding trash fees for 2016 & 2017 (\$36 for each year) – each unit will be billed for \$72, plus expect another invoice in 2018 for \$36.
Tenant asked about concrete decks – they are fixing them as needed right now.
Alan is looking into a long-term solution for concrete & wood decks. Wood decks will be replaced with a Trex-type product & he is checking into the best solution for the concrete decks.
Costs will vary building by building. Must get all neighbors to agree to the solution.
Water issue/tank to be installed in 2019. There will be irrigation water for 2018.

Budget Review - no dues increase for 2018

Lorrie Allen (accountant) is working on liens/collections on large dues receivable
Intuit set up was suggested (\$1 per transaction) – Board will discuss.

Adjourned meeting at 11:36 a.m.