**Lakeridge HOA Annual Meeting Minutes August 27, 2016**

Meeting called to order by Evelyn Johnson at 8:02am

1. Site Improvements
	1. Perennials in the berms
	2. Dogipots
	3. Shed graffiti and painting
	4. Carport repairs – HOA agreed to pay for the entire repair, but send notification that owners will be responsible for future repairs.
	5. Storm drain grate repairs
	6. Power Washing
	7. Pest Control – Box elder bugs have been a problem and we’ve sprayed several times. We may need to consider using a different provider to help eradicate them. Gregg Jackson suggested Andy 801-921-0931.
	8. Dryer vent cleaning next April. Need to notify the owners that we will be doing this project so they don’t do it personally before then.
2. Comcast contract expires next year – we are thinking they are the best solution moving forward. We will negotiate shorter terms (4-5 years) and lower annual increases. Also keep technology current.
3. Review of financials
	1. Reviewed 2015 P&L
	2. Compared 2015 P&L to 2016 P&L
	3. Reviewed 2015 Balance Sheet
	4. Reviewed 2016 budget
	5. FHA Certification requirements
4. Open Discussion with Owners
	1. Currently changing all carport lights
	2. Changed bulbs in post lights to LED
	3. HOA will impose additional fees for unit owners that have dogs, and a higher fee for those who don’t report they have a dog. Another fee for animals pooping on the grass.
5. Elections

Evelyn Johnson – President

Jared Christensen – Vice President

Mark Morgan – Onsite

Matt Goff – Onsite

Voted and elected without dissent

Action Items

1. Contact Devin to fix the flooding outside of unit 1509
2. Send letter and notification for fees to own dogs.
3. Send letter to notify owners about dryer vent cleaning.

Meeting closed by Jared Christensen at 10:00am

Minutes recorded by Jared Christensen