

*The Meadows of Melody Ranch*

**ISD**

Board of Director's Meeting  
Wednesday, May 22, 2019 1:30 pm  
Grand Teton Property Management

**CALL TO ORDER: 1:34**

Bob Hammond

Kent Van Riper

Lee Harris

Rich Bloom

Jim Miller

Demerie Northrop, GTPM, (via phone)

Kelsey Bancroft, GTPM

Matt Ostdiek, Rendezvous Engineering

1) Approval of Minutes, April 11, 2019

Rich moved to approve the previous meeting minutes. Kent seconded the motion. All voted in favor

2) Old Business:

a) Update from Matt Ostdiek, Rendezvous Engineering

The 2018 Consumer Confidence report has been completed and posted on the website. The EPA testing has been done this year – there were more testing requirements which have all been completed by Rendezvous Engineering. Matt Ostdiek is working with the Townhomes to repair the break in the backflow preventor valve.

Rendezvous has received verbal authorization from Paul VonGontard to move forward with pump testing. Dave Larsen will be sending the ISD a letter with this approval conditioned on the ISD being responsible for pump repairs should any be required as a result of the testing. This work is expected to be done next week.

The sewer lift station improvements were discussed, and the board voted to approve the telemetry system with a level sensor and new control panel. This is expected to cost \$9,350

b) Road Work at Melody Ranch Drive

Evans Construction is preparing a price to do an overlay on the Melody Ranch Drive entrance. This estimate will be forwarded to the board for their review once it has been received.

c) Snow Removal

The ISD is at the end of the 3-year contract for snow removal with Wyoming Landscape. The board has been happy with the service and would like WLC to submit a new contract proposal.

3) New Business:

a) Complaint of speeding

A homeowner has reported his concerns about speeding through Melody Ranch. The ISD does not believe the addition of more speed bumps or signs is warranted at this time. If the homeowner is able to identify the vehicles/homeowners who are consistently speeding through the neighborhood, GTPM can contact them directly with these concerns and issue a violation and or fine to them in compliance with the governing documents.

4) Financial and Delinquent Review

Rich would like to see a multi-year project expenditure summary included with the financials.

There are no major delinquencies that require the board's attention this month. The letters, calls and emails to owners with past due balances have been effective in the collection process.

Please send all vouchers to the entire board for review.

Rich moved to accept the year-to-date financial statement. Jim seconded the motion, and all voted in favor.

5) 2019-2020 Budget review and meeting date set

The board would like to look into a higher interest yielding account for the reserve money. The proposed budget is based on this year's expenses. There is no need to increase property taxes or water rates at this time. Rich moved to approve the budget with the change in postage and copies expenses as it is not an election year. Lee seconded the motion, and all voted in favor.

The budget hearing is scheduled for Monday, June 10<sup>th</sup> at 5:00 pm in the GTPM Conference room. GTPM will send the notice to the Jackson Hole News and Guide as required by the state.

6) Adjournment 2:47

Next board meeting is scheduled for July 24<sup>th</sup> at 1:30

Budget hearing is scheduled for June 10<sup>th</sup> at 5:00 pm