

The Meadows of Melody Ranch

Homeowner's Association

Board of Director's Meeting
Tuesday, October 15, 2019 at 8:45 am

MINUTES

CALL TO ORDER 8:47

Board Members Present:

Matt Turner
Jonathan Robinson
Todd Ellingson
Michael Gersack

GTPM:

Tina Korpi
Doug Henderson
Demerie Edington, by phone

- 1) Homeowners & Guest Time
No Homeowners were in attendance.
- 2) Executive Session
The board entered an executive session at 8:47 and adjourned at 8:54
- 3) Approval of September 17, 2019 board minutes
Todd moved to approve the 9/17/19 meeting minutes with the discussed edits. Mike seconded the motion, and all voted in favor.
- 4) Report of Officer
 - a) Secretary Treasurer
 - i) Delinquent HOA Dues Report
The account that was most delinquent and in jeopardy of having a lien filed on his account has been paid in full.
 - ii) Financial Review
The board reviewed the financial report and approved them as presented.
- 5) GTPM
~ Request for bike rack at Palomino/Sage Meadows
The board discussed this request. Matt moved to purchase and install a new bike rack in the turn out area at the top of Palomino. Todd seconded the motion, and all voted in favor.
- 6) Old Business
 - a) Pond Task Force update
The pond task force spoke to Jonathan and noted that the routine maintenance seems to be working on keeping the aesthetics of the ponds at a level that was acceptable and nice. For now, that work will continue each year as the task force works to find a cost to reline pond #5.
 - b) Sales Office Task Force update

Heide Keiser has signed the agreement with Melody Ranch to remove the sales office and transport it to her own property. She may be changing the transport company from Dave Lemons to Teton Transport. If she does that it will require a board vote, which happened by email. Tina took care of the electrical connections at the sales office. There will be landscaping and plumbing matters to schedule before and after the cabin is moved.

c) Open Space Task Force

This issue has been handled and the matter is closed.

7) New Business

a) Pathway mowing letter from Paul Hansen

Mr. Hansen would like the board to send the county a letter requesting the edges of the pathway not be mowed. He would prefer the native grasses be allowed to grow along the sides. The board noted that Teton County has a 20' easement along the pathway and the maintenance of it is under their authority. The board would like to leave the easement and its care in the hands of the county and not be involved in that process. GTPM will email Mr. Hansen and let him know that the HOA will not be taking a position on this matter and will let the county maintain this property at their discretion.

8) Adjournment 9:17