*hBOULDER RIDGE PROPERTY OWNERS’ ASSOCIATION*

*P.O. BOX 2174*

*Crystal Lake, IL 60039-2174*

[www.boulderridgepoa.net](http://www.boulderridgepoa.net)

June 26, 2019 Meeting

PRESENT: BOB SEISER, TODD CARROLL, BRIAN DOWNEY, JOE LACALAMITA

Meeting called to order at 7:15 PM at Boulder Ridge Country Club

**Secretary Report – Rob Falbo:**

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* Minutes for November 15th, 2018 approved.

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* Minutes for November 1th, 2018 budget meeting approved.
* Minutes for April, 24th, 2019 approved.

 5-0

**Appreciation for Don Browns Service:**

* Everyone thanked Don Brown for his service.
* Brian Downey read a statement and presented Don with a plaque.

**Appointment of Todd Carroll to the board:**

 5-0

* He has a background in Cyber Security and will work with us on safety. Voted on 6/7/19

**Treasurer Report- Brian Downey:**

* May 2019 financial statement was presented by Brian. **Exhibit A.**
* Aged receivables were healthy showing past due of $1,277 compared to $17,000 for 2017.
* Only 1 homeowner is more than 1 year past due out of 533.
* Reserves of $387,000. Sample of good reserves is snow removal after the challenging winter of 2019.
* $5800 ahead on budget.
* Do not foresee any special assessments.
* The annual dues of $575 has been maintained for the past several years. We might consider a $25 increase in 2020.
* Questions about the roads and ownership. Explained the three different areas Greens and Fairways own their respective roadways while the Estate Rds are owned by all.

**Architectural Committee – Joe LaCalamita**

* Swing gates will be painted this year at Algonquin and Miller
* Gas lights will be painted.
* Talked with CC about fencing and working on finalizing ownership.
* 2 new houses are to be started and one has started digging.

**Landscape – Bob Seiser**

* Bad spring and winter for landscaping at all 3 entrances.
* Boxwoods will die and we will likely replace.
* Need to look at Brick wall at Algonquin Entrance.
* New mulch and flower begonias will be added.
* Power issues at Algonquin rd. They were laid without proper piping and having issues. We should consider re-doing the power at the entire entrance.
* Question: Are our landscapers certified arborists. No they aren’t but they are licensed to spray and fertilize.

**Other Business:**

* We will be reviewing the Privacy Solutions Agreement.
* We will be striping this year.
* Golf carts were discussed and it’s a police issue and parent issue. There is a golf cart policy and underage drivers can be ticketed by the police.

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Motion to adjourn at 8:05 meeting was made and passed

Respectfully submitted,

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Robert Falbo

BRPOA Board Secretary