

Present: Mindy, Ian, Laurie, Tim, Duke, Mike Z and Steven from AE,

Call to Order: 6:30 pm

The meeting started with approval of the previous meeting minutes from October which were voted on unanimously for its approval.

The board and management then went into a discussions about the annual meeting of the homeowners which was felt to be an overall success, with many items accomplished over the course of 2018.

Areas for permeant resident parking was briefly discussed, as the community and the amount of drivers continue to grow in numbers.

Management then brought up the discussion of punch list items for Lincoln Park before it's formally signed over to the Association. Management brought up the following punch list item that included some board member requests:

1. Undeveloped portion of Farncomb Green on Southwest side. Hoping to make this more inviting as it's the entrance of the Lincoln park portion to the association.
2. Buck and rail fence by Boss Green need to be finalized while headed into creek. Looks like it's near complete, but just want to confirm.
3. Put a finish on the wood leading into Vern Johnson park. Board would like to also conduct a walk through in the Spring of Vern Johnson Park, when it's considered complete.
4. Stop signs at the rest of the intersections that are not fully developed
5. Completion date for Bridge Street bridge ? would like to inspect this after completion.
6. Is there a possibility to create overflow parking at the far end of Lincoln Park ?

Management explained they would send this list to the entire BOD to see if anyone else had additional items to include to this list. Following board feedback, management would then provide it to the developer.

The board then discussed plowing and shoveling to date, which did receive satisfactory reviews. Due to the heavy snow year so far, it's possible that hauling will be needed in certain areas. This bridge will be crossed when and if needed.

Alpine Edge shared the PnL and AR to date with the board for their review. The board was aware of the financial status due to the recent board meeting that took place.

The board briefly discussed moving the reserve account into an account that provides a better interest rate. The board decided to table this until the new year with their new director present.

Meeting was then adjourned at 7:10 pm.