

I. Call to order

Meeting of the Eagle Ridge HOA board of directors was called to order at 6:33pm on 12/14/2021 via Zoom.

II. Roll call; The following persons were present:

Gil Pierce with Rockwood Property Management

Board of Directors: Andrew Lawrence, Martin Spadinger, Daniel Greer, Michael Cressey, Jonathon Fox & Brian Newberry.

III. Old Business

- a) Annual board meeting minutes from 10/11/21 unanimously approved.
- b) Financial reports through October 2021, unanimously approved.
- c) Raptor Peak Common Areas – Board would like to work with landscape committee and neighbors about ideas and plan for Raptor Peak.
- d) Forest Ridge Park concerns regarding Crayons being pulled out and left lying around. Mismatched shingles on the top corner of playhouse roof. Board elected not to do anything at this time about replacing the shingles that are different colored. Board would like to look at adding a sign to the playhouse that says “No Climbing”
- e) Send a letter to owners about keeping their dogs on a leash. Board is open to ideas from homeowners about solutions to this.

IV. New Business

- a) Appointment of Officer positions for 2022:

Martin Spadinger – President	Jonathon Fox – Secretary
Daniel Greer – Vice President	Brian Newberry – Mem@Lrg
Andrew Lawrence – Treasurer	
- b) AAB Banking transition – Information is being sent to owners via email and US Postal Service before January 1st.
- c) Eagle Ridge Barn Sign – Board has elected to request the sign be destroyed and rights to the Eagle Ridge Logo be rescinded from sign owner.
- d) Letter to new development (Falcon Point) – Mike Cressey drafted a letter and Marty will hand deliver the letters.
- e) Avista street lamp rebate – TRM is applying to Avista to get estimates for HOA maintained lights.
- f) Plaque was made for Mike Cressey and he was thanked for his service by the board.
- g) Sharon with the Landscape Committee talked about first meeting in March will be at Latah Bistro. Plan is for two small projects, one large. Medians repaired and redone. Dead bushes and trees dug up and replaced.

V. Adjournment

Meeting was adjourned at 8:09pm