



Ridgegate Homeowners Association

PO Box 25191, Woodbury, MN 55125

RidgegateHOA.com

Minutes of Annual Meeting

The Ridgegate Homeowners Association annual meeting was held outdoors (Covid pandemic) at the crossroads in the Outlot of Ridgegate common areas on Tuesday, June 16, 2020.

Present at the meeting were board members Camille Miller & Rebecca Roberts, bookkeeper Kelly Hudick, and the following homeowners: Chris and Patti Schroeder and Brian and Sue Deiss.

The following items were discussed:

- **Annual dues were set at \$138 per home for calendar year 2020. An invoice is enclosed. Late fees will be charged monthly if not paid in full by the end of August.**
- Total revenue in 2019 was \$14,507.50. Expenses were \$10,117 (lawn care, tree trimming/removal, bookkeeping, insurance & bonding, depreciation, etc.). The 2019 financial statements are enclosed.
- We have 19 delinquent homeowners from 2019 and prior, totaling \$6400 owed to the Association. By law, homeowners associations have an automatic lien on the property for unpaid assessments and the homeowner cannot refinance or sell without paying off the lien. However, our Association has limited working capital and the past due amounts total 46% of our annual revenue. This is a significant amount and could create the need for a special assessment if and when we have damage from a severe weather event. Not paying dues is unfair to your fellow neighbors who pay on time!
- Election of officers: Camille Miller volunteered and was elected to serve another term as President. Rebecca Roberts volunteered was elected to serve another term as Secretary. Patti Schroeder was elected to serve as Vice President. The treasurer position remains vacant.
- Kelly Hudick agreed to serve as bookkeeper for another one-year term at \$25 per hour. Overall bookkeeping expenses in 2019 were \$556, down from \$608 in 2018.
- Woodbury Night to Unite is Tuesday, October 6th. The board passed a \$200 budget for this years' National Night Out event. Brian and Sue Deiss volunteered to host this years' National Night Out at their home, 7616 Capetown Plaza, in October.
- The attendees conducted a walk through of the common areas and decided the following:
 - Focused tree trimming one common area/ one Outlot each year starting with Outlot A for this year
 - Discussed other trees that need trimming and a couple to be removed.
 - Discussed putting down class #5 rock along a bike path with erosion in Outlot D

Directory

Officers:

President: Camille Miller, 651-329-8802, camillemiller68@yahoo.com

Vice President: Patti Schroeder, pattischroeder7594@outlook.com

Treasurer: VACANT

Secretary: Rebecca Roberts, 612-275-0378, rroberts_rroberts@hotmail.com

Bookkeeper:

Kelly Hudick, 612-382-6402, khudick@hotmail.com

If you are selling, please have your REALTOR or title company send all requests for Dues Current letters or other sale-related questions to info@ridgegatehoa.com