

## Elk Creek Highlands Meeting Minutes

12/3/2025

Roll Call - board members attending meeting - Geoff Whitlow, David Johnson, Glen Kruse, Laurie Milim

Glen, Geoff & David declare quorum & approve minutes from 11/5/25

1. Kristen is researching to see if we can get CD access online.
2. There is a new horse & Jeff will send paperwork. Health certificate & vet info are needed. Lease has been signed. The new horse owners may not be living in this community.
3. We're waiting on final GFCI. There are 2 horse troughs / corrals. 1 heater isn't working & will be combined into 1 in the center. Jeff found material for the loafing shed . Need to dig holes in the spring. Jeff may need to auger and cement corners of shed.
4. Insurance - Courtney (with agency brokerage firm) knows Roxanne. We can start getting bids 45 days before March 18, 2026.
5. David has google access . He has tracked down most of the years transactions including recognizing PayPal fees for the entire year. Reconciliation is off less than \$248 for the year.
6. Geoff will do a walk through by the pond.
7. Nancy will send mailing labels to Laurie & I'll have them printed at Staples.
8. David called the Park County assessor's office & the estimated property taxes are \$2000.
9. Budget estimation is \$17,500 & we'll do \$22,000 this year. Insurance is estimated to increase from \$3300 to \$4000. Everything else remains the same.

10. Horse water delivery prices need to be checked. Mica will go on list for next time it's needed.

11. Budget is approved, it's break even. \$7000 in excess cash flow for 2025 so far.

12. We may need to think about fish in pond. There are several people that signed up for fishing.

13. Meeting adjourned.