

**Glacier Hills Homeowners Association
Board of Directors' Meeting
April 9, 2021**

On April 9, 2021, Glacier Hills Homeowners Association President Greg Doggett, Vice President Scott Ogrodnik, and Secretary Victoria Zerbe participated in a meeting requested by homeowners Tyler and Samantha Jones. Also present in this meeting was developer Bob Spoklie and Road Committee member Jim Zerbe .

The Jones' were seeking clarification on the HOA's seasonal gate closure policy, a concern raised by Tyler and his wife Samantha in an earlier e-mail. At the meeting, the Jones' reiterated that, at the time of purchase, the expectations set by the previous owner as well as Bob Spoklie was that they would have access through that gate year round. Bob confirmed his view that homeowners in the last phase of Glacier Hills development are guaranteed year-round back gate access, and nothing less.

Board members reiterated President Greg Doggett's initial e-mail reply to Tyler highlighting the challenge of keeping the back roadway safe for travel at all times during the winter, even with the best plowing and sanding efforts. Other factors that the Board considered pertinent were the HOA's liability in regards to injury and damage; the increased costs of insurance, plowing, sanding, as well as gate maintenance and repair when the gate is damaged because of the steep slope preceding its exit. A change in the type of entrance control box must also be considered.

Another issue Tyler raised was his, his family, and guest's access to the back gate through the use of gate codes.

After further discussion, the Board decided they would need further investigation and discussion on risk and liability, cost issues, and maintenance definition before a ruling could be made on either issue.

The meeting was adjourned at 7:20 p.m.

Respectfully submitted,

Victoria Zerbe