

Annual Report 2022-2023

Legal Information	
Designated Agent	Andrew Arnold, President
Declaration Recording Date:	06/05/2023
Declaration Number:	1222472
Fiscal Year:	July 1 through June 30
Operations Budget for this Fiscal Year	See "Financial Reports" in fgeha.com

Assessment Rates by Unit Type:			
Assessment Types	Number in Community	Monthly Fee	Quarterly Fee
Full Member			
Lot with residence	48	\$125	\$375
Undeveloped lot	3	\$84	\$252
Associate Members.			
Lot With residence	4	\$125	\$375
Lot with Residence-No Sewer Connection	1	\$84	\$252
Limited Service Members			
Trash and Recycling	2	\$34	\$102
Road Access	1	\$7.50	\$60

Financial Reporting Documents

Annual Financial Statements: In fgeha.com under Financial Reports

Reserve Account balance as of June 30, 2023: \$14,005

Insurance Broker: Mountain West Insurance, 135 Burnett Dr., Unit 2, Durango CO 81301

Insurance Coverages:

Type of Coverage	Amount Insured	Deductible	Renewal Date
Commercial Liability	\$1,000,000	\$1,000	3/22/23
Directors Liability	\$1,000,000	\$1,000	3/22/23
Surety Bond	\$50,000	\$500	3/22/23

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Governance Documents

Bylaws, the CC&Rs, Articles and Rules are accessible in the Association's website

Minutes of the Executive Board and Member Meetings for the previous 12 months are located in fgeha.com

The Association's required responsible governance policies that were adopted under section 38-33.3-209.5 of CCIOA are located in fgeha.com in the Governing Documents section index:

Policy Number	Required Policy Name:	Effective Date
2	Adoption and Amendment of Policies	6/16/2022
3	Elections Policy	6/16/2022
4	Conduct of Meetings	6/16/2022
5	Association Financing and Budgeting	6/16/2022
6	Investment of Reserve Funds	6/16/2022
7	Enforcement of Covenants and Rules; Notice and Hearing Procedure	6/16/2022
8	Collection of Unpaid Assessments	6/16/2022
9	Inspection & Copying of Association Records; Record Retention	6/16/2022
10	Dispute Resolution between Members and Association	6/16/2022
11	Board of Directors Conflict of Interest	6/16/2022