



VALLEY WEST

Small Town Charm. Big Sky Living.

Valley West Homeowners Association Annual Meeting 2024

2023–24 Programs Completed at a Glance

- New process for Board elections
- Moved operating account to a different bank from reserve account
- Continuing legal action to secure title to Valley West open spaces
- Coordinated with Montana FWP to stock our ponds with rainbow trout
- Reserve project to remediate detention ponds in Valley West (\$7,700)
- Reserve project to repair/update irrigation systems in Valley West (\$24,457)
 - Replacement of clock panel and obsolete sprinkler heads
- Transition to Legacy Properties
 - Substantial cost savings
 - Introduction of AppFolio – enables automated dues payments, access to HOA documents, and email communications
 - New mowing and snow removal contractor (Montana Yard Butler)

Completed reserve projects 2023–24

\$7,700 Remediated detention ponds in Valley West

\$24,457 Repairs and upgrades to sprinkler system in Valley West

\$32,157 TOTAL

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2024–25 Planned Programs

- Continue transition to new property management and vendors
- Anticipate strong contribution to Reserve Fund in 2025
- Plan tree planting for 2025
 - Identify beneficial locations in VW
 - Replace dead trees in the Lakes
- Review and set Reserve Fund targets

Planned reserve projects 2024–25

None currently planned