

Meeting Minutes

Village Center Condominium Association Board of Directors Meeting Conference Call Thursday, February 25, 2021 ~ 11:00AM MST

Call to Order

T Baker called the meeting to order at 11:03am

Proof of Notice

Roll Call/Establish Quorum

In attendance –

Lamar Jackson
Tim Baker
Ross Foldetta

A quorum was established with 3 Board members in attendance.

Also in attendance, Wanda Bearth and Sierra Bearth, Crested Butte Lodging & Property Management staff (CBL).

Reading/Approval of Past Meeting Minutes

February 4, 2021

T Baker made the following –

Motion: Waive the formal reading of the February 4, 2021, meeting minutes and approve the minutes with an amendment to the motion for notice of claim by removing the specific dollar amount

2nd: R Foldetta

Vote: Unanimous approval

Reports

Financial Report

W Bearth reported that for the fiscal year the association is under budget by \$18,529. The association has \$268,339 in available cash as of January 31st, 2021.

Manager's Report

Due to time constraints, W Bearth suggested the Board review the monthly report provided by management on the executive summary.

Old Business

Parking Patrol CY Budget/Toad Invoice

W Bearth informed the Board that the January invoice from Toad included \$3,400 for lot patrol, and \$1,400 for lot patrol in December, but CBL has not yet paid those portions of the invoices and are waiting for direction from the board, for this season. Toad has continued to patrol the lot throughout February. She confirmed there was a contract with Toad that includes parking lot maintenance and parking patrol. The contract renews automatically every year and terminates with written notice from either party.

R Foldetta made the following-

Motion: Terminate the parking lot services agreement with Toad effective upon the closure of the resort in April
2nd: L Jackson
Vote: 1 abstention, motion carried

Access and Parking Operating Agreements

Axtel, Elevation and Whetstone access and agreement-Per the direction from the Board at the last meeting, W Bearth and C Coen have begun to sort through the concerns and will be developing a bullet point draft for review by the entire Board.

Parking Patrol Agreement-Future Years – Pending

Lot Striping Configuration, Axtell/Whetstone-Pending

New Business

Capital Plan Progress (2021)

Sign Proofs

The Board discussed metal sign options and directed management to get another proof from the designer using the metal cutout without the barn wood background.

Landscaping

Retaining Wall Stability

The Board discussed the retaining walls and drainage needs for the association, and directed CBL to get proposals from Dylan Brown on retaining walls and drainage at Emmons and Axtel for the Board to review at a future meeting. T Baker will see if there is any survey information between Lodge at Mountaineer Square and Emmons.

Roof, Window and Door Pricing-Pending

Adjournment

T Baker made the following-

Motion: Adjourn the meeting
2nd: L Jackson
Vote: Unanimous approval

The meeting was adjourned at 12:14pm.