

**Eagles Nest Townhouses of Mt. Crested Butte  
Board of Managers Meeting Minutes  
September 2, 2009 6:00 p.m. MST  
Conference Call - Construction Meeting**

**Call to Order**

Rick Grivas, Eagles Nest Association President, called the meeting to order at 6:00 p.m.

**Roll Call/Establish Quorum**

Board of Managers present via telephone:  
Rick Grivas  
Ron Warner  
Susan Baber  
Dan Goetz  
Bob Patton

A quorum was established with 5 of 5 board members present.

Crested Butte Lodging & Property Management (CBL) staff present:  
Grant Benton  
Wanda Bearth

**Old Business**

Drainage-The upper back drain and culvert was inspected with a camera. CBL pulled off the lid to clean out the sand and debris that had collected in the drain behind 15/16. The recent survey report illustrates that the soil behind the upper units should be re-graded to further improve drainage. The bank may need to be landscaped with seed and/or rock to reduce erosion. Grant was directed to get 2 bids from landscapers.

Rules & Regulations-The board reviewed the rules and regulations which were submitted for the Board's review prior to the meeting.

Dan made the following:

Motion: Accept the revisions to the rules and regulations as submitted without further modification  
2<sup>nd</sup>: Bob  
Vote: Unanimous Approval

Board Committees-The board committees have been established and Rick will be reaching out to the homeowners for volunteers to assist the chair person for each of the following committees. Monique Calhoun has already volunteered to help the Architecture committee.

Architecture – Bob Patton, Monique Calhoun

Building & Planning – Rick Grivas

Finance – Susan Baber, Ron Warner

Operations – Dan Goetz

Architect Update-Bob reported that 5 architects have been contacted and/or interviewed. The architect selection committee has eliminated three of the contenders and the committee is close to making a recommendation to the Board of Managers and likely will have that recommendation by September 10,

Skype-The board will be trying this free online calling service during the next meeting.

The board agreed to Grant's recommendation that a few additional feet of siding be removed to go under where the electrical boxes servicing the roof heat will be placed so that they are placed on the new siding. This will not be highly visible from the front of the buildings.

### **New Business**

Wanda advised the board about collection agencies as an option for pursuing arrearages. Rick authorized calling the association's attorney to research the viability of foreclosure and personal judgments.

### **Meeting Date**

Next meeting date-Tuesday, September 15 at 6 p.m. MST. The third Wednesday of every month was also established as the regular monthly meeting day.

### **Adjournment**

Rick Grivas adjourned the meeting at 7:25 p.m.

Approved: \_\_\_\_\_  
Ron Warner, Secretary (date)