

Eagle's Nest Townhouses of Mt. Crested Butte
Annual Board of Directors Meeting Minutes
Conference Call
6:00 p.m. MDT August 12, 2015

Call to Order

Rick Grivas called the meeting to order at 6:00 p.m.

Roll Call/Establish Quorum

In attendance-

Rick Grivas
Joe Stemberge
Patrick Johnson
Richard Cook
Jacqueline Desposato

A quorum was established with all 5 Board members in attendance.

Also in attendance-

Wanda Bearth and Grant Benton, Crested Butte Lodging & Property Management (CBL)

Election of Officers

R Grivas made the following-

Motion: Elect R Grivas to serve as President, R Cook as Vice President,
J Stemberge as Secretary, P Johnson as Treasurer and
J Desposato as a Director
2nd: P Johnson
Vote: Unanimous approval

The 2015-16 Officers and term expiration dates

Rick Grivas, President (2017)
Richard Cook, Vice President (2018)
Joe Stemberge, Secretary (2016)
Patrick Johnson, Treasurer (2017)
Jacqueline Desposato, Director (2018)

Reading and Approval of Past Minutes

R Grivas made the following-

Motion: Waive formal reading and approved the August 13, 2014,
meeting minutes as submitted by CBL
2nd: J Desposato
Vote: Unanimous approval

Old Business

2015 Project Progress

Drip edge-It does not appear that Roof Masters installed the drip line per the specifications. Ben White is aware and is looking into it.

Signs-W Bearth will follow up with a sign company for the production of 2 building ID signs.

Drainage on the back-G Benton explained that we might want to reconsider more than just re-digging the trench. Water issues are not evident in any of the crawl spaces, except for unit 15. Looking into digging another trench behind that unit.

New Business

Management agreement

R Grivas made the following-

Motion:	Renew CBL's management contract with the same terms as the prior year
2 nd :	R Cook
Vote:	Unanimous approval

New Rule Discussion-Complaints regarding smoking on the decks was discussed, following complaints from an owner regarding wafting smoke. The unit in question is long term rented, W Bearth will contact the rental manager.

Establish Date of Next Meeting

CBL conducted a poll to determine if Saturday would be a preferable day to hold the meeting. Of the 24 responses received, 5 owners preferred Monday, 5 preferred Saturday and the remaining owners indicated either day would work. Not seeing an overwhelming preference for Saturday, the Board decided to hold the meeting on the date as stated in the bylaws: Monday, August 1, 2016.

The Board will meet again on August 26, 2015.

Adjournment

J Stembridge made the following-

Motion:	Adjourn the meeting
2 nd :	R Grivas
Vote:	Unanimous approval

The meeting was adjourned at 6:55 p.m.