

**Eagle's Nest Townhouses of Mt. Crested Butte**  
**Board of Managers Meeting**  
**Conference Call      6 p.m. (MDT) August 28, 2013**

**Call to Order**

Rick Grivas called the meeting to order at 6:20.

**Roll Call/Establish Quorum**

In attendance-

- Rick Grivas
- Monique Calhoun
- Joe Stembridge

A quorum was established with 3 of 4 Board members in attendance.

Also in attendance-

- Wanda Bearth and Grant Benton, Crested Butte Lodging & Property Management
- Ben White, Architect
- Michael O'Loughlin, Attorney

**Agenda Items**

**Concrete defects**

R Grivas made the following-

- Motion:      Go into executive session in order to confer with the association's legal counsel regarding the concrete defects
- 2<sup>nd</sup>:             M Calhoun
- Vote:            Unanimous approval

R Grivas made the following-

- Motion:      End the executive session
- 2<sup>nd</sup>:             M Calhoun
- Vote:            Unanimous approval

R Grivas made the following-

- Motion:      Authorize the HOA's attorney to respond to the July 13<sup>th</sup> letter from Mr. Lock, Lacy's attorney, approving the proposed repairs but with the addition of unit 40's slab to the list of those in which the entire concrete apron will be replaced and also requiring Lacy to add sealant to all of the joints between the valley pan and concrete apron, pursuant to the project manual issued by SGM and further confirming that the HOA will bear the cost of installing free drain gravel where new concrete is poured.

2<sup>nd</sup>: M Calhoun  
Vote: Unanimous approval

Owner Accounts

R Grivas made the following-

Motion: File a lien on unit 31 and extend the grace period for payment of delinquent dues and assessments to October 31, 2013, at the owners request in order to allow them time to prepare a repayment plan.

2<sup>nd</sup>: J Stembridge  
Vote: Unanimous approval

R Grivas adjourned the meeting at 7;15 p.m.