

**Wood Creek Condominiums Owners' Association**  
**BOARD OF DIRECTORS**  
**MEETING MINUTES     July 3, 2020**  
**Conference Call**

**Call to Order**

A Pharamond called the meeting to order at 1:44pm.

**Roll Call/Establish Quorum**

In attendance via teleconference (Zoom)-

Anne Pharamond  
Wanda Kimbrell  
Jeffrey Sloss

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

**Election of Officers**

A Pharamond made the following –

Motion:         Appoint A Pharamond as Vice President, W Kimbrell as Treasurer and Secretary, and J Sloss as President  
2<sup>nd</sup>:               W Kimbrell  
Discussion:     W Kimbrell will delegate secretarial duties to CBL  
Vote:             Unanimous approval

**Reading/Approval of Prior Board of Director Meeting Minutes**

July 3, 2019

A Pharamond made the following-

Motion:         Waive the formal reading of the July 3, 2019 meeting minutes and approve as drafted by CBL  
2<sup>nd</sup>:               W Kimbrell  
Vote:             Motion carries

**Reading/Approval of Prior Year Electronic Vote Log**

Pending

**Reports**

Financial Recap-A/R

Pending

**Old Business**Fireplace Discussion Follow up

CBL will coordinate a level III inspection of one chase containing 3 or 4 chimneys.

Operating Budget Follow-up from HOA Meeting

The Board discussed exterior cleaning with CBL. CBL will try to mitigate the leaves and cotton that appear in the exterior walkways, but the Board acknowledge that may not be realistic given the wind and amount of cotton in the valley.

Capital Plan Follow-up from HOA Meeting

Pending

**New Business**Annual Audit Consideration for Line of Credit

Pending

**Unscheduled Business**

The Board will be hosting a regular Board meeting every odd numbered month on the first Wednesday at noon. The first meeting will be held September 2<sup>nd</sup>, 2020 at noon.

**Adjournment**

A Pharamond adjourned the meeting at 2:07pm.