

Meeting Minutes
Wood Creek Condominiums Owners' Association
BOARD OF DIRECTORS CONFERENCE CALL
November 18, 2020 ~ 12pm MST

Call to Order

J Sloss called the meeting to order at 12:02pm MST.

Roll Call/Establish Quorum

In attendance-

Jeffrey Sloss

Wanda Kimbrell

Anne Pharamond

A quorum was established with all 3 Board members in attendance.

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

Reading/Approval of Prior Board of Director Meeting Minutes

October 14, 2020

W Kimbrell made the following-

Motion: Waive the formal reading of the October 14, 2020 meeting minutes and approve as drafted by CBL

2nd: A Pharamond

Vote: Unanimous approval

Reports

Financial Report

W Bearth reported \$91,909 in available cash as of October 31st, 2020. She also reported that fiscal year to date, the association is under budget by \$2,128.

Manager Report

Line of Credit-W Bearth reported that the line of credit was delayed because Community Banks of CO requested the audit among the application materials and that was not available until recently. However, that bank has changed their lending practices and not is no longer offering a line of credit to HOAs. CBL will contact other banks.

Electric Car Charging Station-W Bearth informed the Board that the grant for electric cars requires the public be allowed to use the charging stations and that caps be placed on the recollection cost. The Board indicated they are still interested in moving forward even with the restrictions. The Board requested a copy of the grant application.

Old Business

Fireplace Replacement

J Sloss suggested looking for a smaller wood burning box rather than a gas insert. He is working with In and Out Fireplaces. CBL has reached out to Mountain Fireplace Specialists, High Mountain Hearth, and Butterfield Fireplace for alternatives. Each of the contractors is busy with sweeps and repairs before the holidays and will return to us in January with options and pricing.

Conference Room

W Bearth reported that 20 owners responded and 15 of those were generally in favor of converting the conference room and adjacent bathrooms to a residential space. The Board directed CBL to send out the survey again and speak to All County Survey about amending the plat. The Board also directed CBL to reach out to legal counsel regarding listing the conference room for sale.

Door and Window Replacement Conclusion

The Board directed CBL to communicate to owners the process for obtaining HOA approval prior to beginning any renovation.

New Business

The Board directed CBL to increase parking patrol as high occupancy is expected this holiday season.

Establish Date of Next Meeting

The next meeting will be held at 12:00pm MST, January 13, 2021.

Adjournment

The meeting was adjourned at 1:29pm MST.