

**TELLURIDE LODGE HOMEOWNERS'  
ASSOCIATION BOARD OF DIRECTORS  
ZOOM MEETING  
May 08, 2024, AT 5:30 PM**

**MINUTES**

**CALL TO ORDER**

President Andrew Davis called the Zoom meeting to order at 5:38 pm. A roll call was taken, and a quorum declared.

**Board Members attendance:** Andrew Davis, David Cordell, Carl Ebert, Kevin Hogan, Bill Vaglianti, Elizabeth Regan & Patty McIntosh.

**Attending Homeowners:** Molly Herrick, Bill Langford, Pam Bennett, Carrie Koenig, Rolland Sledge, Tracey Boyce, Sean Keenan, Sarra Milder, Patty Chandler, Chris Zieve, Alexis Choate & Lynn Sherlock.

**Staff attendance:** Karyn Marolf, Office Manager and Ethan Alexander, Maintenance Manager

**Approval of Agenda/ Minutes:** Agenda & April Minutes were approved as presented by all present.

**REGULAR SESSION:**

**Office Manager Report-Karyn:**

- A/R for April 2024 HOA dues – 2 owners owe for April.

- 2024 -2025 budget and notice of annual meeting will need to be sent out by May 15, 2024
- The annual meeting is coming up on June 15, 2024. There are 3 board seats up for reelection. Bill Vaglianti, Eliz Regan, & Patty McIntosh. Please contact Karyn if you know of anyone interested in running for a board position.

### **Maintenance Report Ethan:**

- The yard is raked, working on getting the sprinkler system up and running.
- Hot tub- inside tub circuit board went out and new one is on order.
- Parking continues to be a problem.
- Hanging the new parking signs. They are not readable from a distance. Ethan will contact Dan Isaac about getting a white backing ordered for the new signs.
- Ethan will be cleaning the parking lot and painting new lines.
- Repaired the loose roof panel above 523/524.
- Repaired ceiling drywall damage in the breezeways
- Marty is starting the painting on the east side of 300 building.
- Repaired the areas where the old fire suppression was removed.

### **Board Officers Report:**

Dave Cordell update on sewer easement with the Town of Telluride; TL is waiting to see the latest sewer easement agreement.

Patty reported that the board approved a fee of \$120.00 membership to ECO Action. Karyn will send membership payment ECO Actions.

Patty was asked to investigate the trash enclosure bear proof grant.

### **Old Business:**

- Courtyard license agreement and open discussion: The board expressed to the attending members, that the Board has spent a lot of time to try to come up with a middle ground on the issue of courtyard license agreement. After a lot of discussion, Eliz

Regan made a motion to table the vote of current license agreement 2<sup>nd</sup> by Bill Vaglienti. This motion did not pass.

Dave Cordel made a motion to postpone the approval of the license agreement until after the annual meeting. Motion did not carry 2<sup>nd</sup>. Motion failed.

Motion by Carl Ebert to vote on the license agreement 5-06-24 License agreement 1.b clean that was sent out. 2<sup>nd</sup> Kevin Hogan

Andrew Davis was asked to abstain as it is a conflict of interest for him to vote as he has a gate in his courtyard.

A vote was taken Patty McIntosh -No, Bill Vaglienti-No, Elizabeth Regan-No, Dave Cordell-Yes, Kevin Hogan-Yes, Carl Ebert-Yes, Motion was a tie and therefore did not pass.

This license agreement will be tabled until a work session can be set up for the board to revisit this agreement. A new agreement will be sent to the members in the next couple of weeks.

It was agreed that the board would meet May 16 @ 6:30 pm for a work session to discuss the current licensing agreement. A new licensing agreement will be sent out ASAP.

- Canyonland & Tower House projects; HARC will be discussing the Canyonland project at their next meeting May 15th. TL Homeowners are encouraged to attend if possible.

**Next Meeting:**

**The next meeting in June is TBD**

**ADJOURN: 7:10 p.m.**

**Karyn Marolf, Office Manager**

**Patty McIntosh, Secretary**