

TELLURIDE LODGE HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

August 31, 2020

Minutes

CALL TO ORDER REGULAR SESSION

President Joel Lee called the meeting to order at p.m. A roll call was taken, and a quorum declared.

Board Members Via Zoom: Joel Lee, Emily Burns, Carl Ebert, Patty McIntosh, David Berry, Carol More & Andrew Davis

Present guest: David Cordell

Present Staff: Karyn Marolf, Office Manager, and Curtis Marble, Maintenance Manager

Approval of Propsed Agenda

Approval of the meeting minutes

Motion to approve the All were in favor.

Reports:

1. **Maintenance Manager:** Sewer line will be scoped this year and then a plan budgeted for next fiscal year to do the repairs.

San Miguel Power finally met with Curtis and have agreed to pay for the electrical line. The TL will have to provide the conduit and trench. They would like for TL to consider moving the power boxes to more accessible location.

Retaining wall on the west side of TL will need to be replaced soon. They are currently wood ties. Options to consider are cement planter like owl lot or wire cages.

RJ's Painting is planning on starting next week for a bid of \$30,000.

Sewer cleaning of main line will be done next week for a cost \$1000 per board approval.

2. **Office Manager:** A/R -owners are paying their dues and there are not major issues at this time.

TL fiscal year ended July 31 and the CPA will require a Association Resolution for Revenue Ruling 70-604 Election-Excess income applied to the following years assessments.

Motion by David Berry to authorize office manager to provide what is needed to the TL CPA to prepare taxes, 2nd by Carol Ebert All were in favor

Matt McEvoy has requested copies of the last 3 years financial records. The board all agreed that a hourly fee of \$30.00-\$50.00 would have to charged for someone to make copies and a fee per copy. This would take daly's for someone to put together. Joel will contact Matt and let him know.

Joel needs to go to Alpine and get on the bank accounts as signer.

- 3. Treasure:** Carol has been working with David on how to handle the financial when new office manager is hired.

The painter has requested a down payment of \$10,000 and the sewer repair will require a transfer of \$15,000 from savings to operating.

Motion by Carol More to approve a transfer of \$15,000 from saving to operating to cover the painting and sewer billing to be replaced when funds where available 2nd by Andrew Davis All were in favor.

Approval of sewer line cleaning at \$1000 was approved.

- 4. Review and approve Renovation Guidelines:** The current revision eliminated fences as it was intened to be addressed in a separte document and there were several other items that need to be addressed. It was agreed to table the approval of the guidelines until these items could be addressed.

- 5. Motion on guidelines exceptin concerning unit 318/319 for Vlasta Zlebek :** Owner of unit 318/319 is an elderly single lady that installed a fence years ago and it was brought to the board attentions that this fence is not consistant with the current fence guidlines. The unit also has a no trespassing sign on the gate. Curits has removed the sign.

Motion by Joel Lee was made to allow an exceptin be made for this fence until the owner is no longer a residnet of unit 318/319, seconded by Patty McIntosh

All were in favor

- 6. Possivle Executive Session concerning candidates for the Office Manager position:**
Tabled until next meeting as TL received more resume's.

- 7. New Buesiness**

A. Renovation unit 529/530: The owners of unit 529/530 sent plans of their proposed renovation for approval. The plans are asking for north facing windows. The current guidelines do not allow north facing windows. It was agreed by the board to keep within the current guidelines.

Joel will send an email to the owners of unit 529/530 that no new north facing windows will be allowed per existing guidelines. All were in favor

Ajourn