

**TELLURIDE LODGE HOMEOWNERS'
ASSOCIATION BOARD OF DIRECTORS**

ZOOM MEETING

April 04, 2022, AT 5:30 PM

MINUTES

CALL TO ORDER

President Andrew Davis called the meeting to order at 5:31 p.m. A roll call was taken, and a quorum was declared.

Board Members present: Andrew Davis, David Cordell, Carl Ebert, Patty McIntosh, Bill Vaglianti, Dave Berry & Joel Lee

Homeowners present: Molly Herrick, Pam Bennett, Lynn Sherlock, Sally Blouse, Julie Korb, Molly Herrick, Bill Langford & Dave Rothermal

Staff Members present Karyn Marolf, Office Manager and Ethan Alexander, Maintenance Manager

Approval of Minutes: March 07, 2022 Minutes were approved by all Board members.

REGULAR SESSION:

Office Manager Report-Karyn:

- A/R for March are in good shape. Two owners are delinquent over 60 days. Karyn will send a notice to request payment.
- Water was increased by 5% and sewer 12% as of January 01, 2022
- Several units are currently on the Market. Unit #320 is under contract, closing scheduled for the end of April.
- Camera was order for the office
- Auto-pay for HOA monthly homeowners dues is encouraged to reduce booking issues,

Maintenance Report Ethan:

- Ice and snow removal is slowing down as weather warms
- Several vehicles have been booted. Rental companies have been slack about giving out permits. Karyn will contact these rental agencies to help eliminate this problem.

- Hot tub usage has been high. The tubs were drained and filled. New filters have been ordered.
- Signs have been posted to inform clients that the hot tubs are limited to Telluride Lodge residents & guests only!!! Reports of people coming from other properties have been noted. It was agreed to have the code changed ASAP.
- Welfare checks are being performed. Ethan will report how the process is working
- Dynamic is happy that TL is upgrading the fire suppression system. This will help with future maintenance expenses. Meeting will be set-up with Gordon to discuss the plan.
- Ethan will purchase a pul- behind grass/leaf catcher for the lawn mower to help with lawn care. The board approved the purchase.

Officers Report:

- Dave Cordell reported that he has set up a meeting with San Miguel Power/William Byrd on Tuesday to move forward in regards to the scope of work involved in replacing the aging electric line. This project will begin the later part of ~Sept/Oct.1,2022. Chancey Marolf, Ethan Alexander and Bill Vaglianti will be attending this meeting.
- David Berry will be doing a preliminary budget for the meeting in May. The budget must be approved and sent to the members no later than June 16, 2022. Please send any budget items to Karyn for her to add to the draft budget prior to the May meeting.

Old Business:

- Dave Cordell is working on the spring painting project. Dave requested Marty to give TL a bid for spring painting. The current building painting schedule takes 16 years to complete the entire community. Currently the rotation is one section per year. The board felt this was too lengthy and will be looking into completing two sections per year. By completing two sections per year, this would be an 8-year rotation. Ideally a 6 year rotation would be desirable and would involve less prep. Ethan will call some painters to give bids.
- The metal siding will also need to be done this summer. TL is looking for a contractor to perform the job. If anyone has a reference, please have them contact Ethan and submit a bid to Karyn..

New Business:

Non-Board member comments:

Next Meeting: May 9, 2022, at 5:30 pm

ADJOURN: 6:23 p.m.

Karyn Marolf, Office Manager

Patty McIntosh, Secretary