

**THE MOORINGS OWNER'S ASSOCIATION
ANNUAL HOMEOWNER MEETING
July 1, 2016**

I. CALL TO ORDER

The meeting was called to order at 4:00 p.m. in the SRG office.

Owners present were:

- Unit A - Pat and Don Angell
- Unit B – Barbara Lee
- Unit C – Joanne and Jason Wandry
- Unit D – Mike and Kris Ford

Representing Summit Resort Group was Kevin Lovett.

II. PROOF OF NOTICE

Notice of the meeting was sent June 1, 2016.

III. DETERMINATION OF QUORUM

With all properties represented in person, a quorum was confirmed.

IV. APPROVE PREVIOUS MEETING MINUTES

Barbara made a motion to approve the minutes of the July 3, 2015 Annual Meeting as presented; Joanne seconded and the motion carried.

V. TREASURER'S/FINANCIAL REPORT

Association financials were reviewed as follows:

The May 2016 close Balance Sheet reports \$5,039.36 in the Operating Account.

The May 2016 Profit and Loss vs Budget reports \$12,957 of actual expenditures vs \$9,385 of budgeted expenditures.

The area of major expense variance year to date was account 509 Repairs and Maintenance, which is \$3086 over budget year to date. Expenses associated with the overage are due to roof valley repairs and interior drywall repairs from roof leaks.

VI. MANAGING AGENT'S REPORT

The following managing agent report items were discussed:

Completed Items; were reviewed to include:

- routine maintenance items
- roof maintenance, parking lot side valley replacements
- replaced broken siding piece, deck under slat board
- flower bed clean out

John Cushwa was thanked for his good work at the complex!

Future projects; were discussed to include:

A. Painting; options for “parking lot side trim” painting were reviewed. Upon discussion, the Owners agreed to have Peak to Peak Paint complete “touch up” of all of the trim on the parking lot side of the building.

B. Back patio brick repair; upon discussion, the Owners agreed to have Sanchez Builders complete the brick patio repair project. Bricks will be removed, soil compacted and bricks re-laid on all four lakeside ground floor patios. It was noted that the front parking lot side brick patios will be assessed in 2017 and similar repair discussed.

C. Fence install; the Owners discussed the options to have a fence installed in the back yard to keep neighboring dogs out. Upon review, the Owners agreed to have a 2 rail, split rail fence installed (3 ft tall) with wire mesh. SRG will obtain firm plan and proposal from Strategic Fence.

VII. OLD BUSINESS

There were no old business items to discuss.

VIII. NEW BUSINESS

A. Gutter Extension – SRG will see that the gutter on unit B, parking lot side above bedroom balcony, is extended.

B. Sprinkler system – SRG will work to get the irrigation system sprinklers working at the front bed by the entry sign and the front bed by unit C.

C. Pine tree trim – SRG will see that the pine tree at the front entrance to unit D is trimmed.

D. Project Funding – The Owners discussed the plan to fund this year’s projects (parking lot side trim painting, lakeside brick repair and fence install); upon discussion, the Owners agreed that these projects would be funded by a special assessment. SRG will obtain final fence pricing and send email to Owners with costs and assessment totals.

IX. ELECTION OF DIRECTOR

The Owners moved to re-appoint Don Angell and Mike Ford to the Board of Directors.

X. SET NEXT MEETING DATE

The next Annual Meeting will be held June 30, 2017.

XI. ADJOURNMENT

With no further business, the meeting adjourned at 5:15 pm.

Approved By: _____ Date: _____
Board Member Signature