

Snowdance Condominium Association  
Board Meeting Minutes  
September 9, 2016  
Summit Resort Group Office

I. Call to Order

The meeting was called to order at 3:31 PM. Board members in attendance were Greg Moore, Marie Osborne, Ron Molinas, and Vicky Shafer. Representing Summit Resort Group were Kevin Lovett, Katie Kuhn, and Jonathan Dunn.

II. Owner/Vendor Presentations

No owners, other than Board members, were present. Notice of the meeting was posted on the website.

III. Approval of Past Meeting Minutes

Vicky made a motion to approve the meeting minutes from the May 13th, 2016 Board meeting. Marie seconded and the motion carried.

IV. Financial Report

Financials were reported as follows:  
Snowdance Fiscal year runs July through June.

July 31, 2016 close financials report \$48,160 in Operating and \$109,897 in Reserves.

July 31, 2016 close financials report that Snowdance closed the year \$2,560 favorable to budget.

Year End Financials

June 30, 2016 close financials report \$42,925 in Operating and \$104,634 in Reserves.

June 30, 2016 close financials report that Snowdance closed the year \$3,667 favorable to budget.

Major areas of variance for the year end are:

- Insurance \$2,156 over
- Repairs and Maintenance \$4,690 under
- Utilities \$1,161 over
- Clubhouse Expenses \$2,696 over due to hot tub boiler repairs
- Landscaping \$2,259 under
- Contract hours \$2,200 under

All reserve contributions and dues are current.

## V. Facilities / Managing Agents Report

The following managing agent items were reviewed:

### Completed

- New bathroom enclosures
- New door threshold
- Two new chairs
- Drywall crack repaired in women's bathroom
- Hot tub boiler repairs
- Cleared hot and cold lines in Manager's Unit
- Pest treatment for voles
- New silk flowers and flowerbed manure
- Tree spraying
- Laundry room repair – coin op was jammed
- Landscaping work

### Pending

- Broken door replacement
- Hot water heater replacement –
  - A104
  - C301
  - C105
- Roof inspection scheduled – waiting on completion

## Neighborhood (PUD) Report

- Bridge Shoveling
  - The Inn has been billed \$265 but has not paid it yet. SRG will try and get the Director's contact information for the board.
  - Manor collection on bridge repair work still outstanding - Vicky stated that some of the invoice was for maintenance and some for the inspection. Snowdance Manor said they'd pay for the maintenance portion, so SRG will split it out and rebill Snowdance Manor.

## VI. Old Business

- Sundial Installation
  - a. Dates – 9/12 Start Date
  - b. Specific Requirements – by default, the access points will be placed on the opposite side of where the patio door opens. If there are special requirements, Katie at SRG must be notified.
- 2017 Parking Passes will be issued to owners.
  - a. Vicky made a motion to charge \$50 for replacement passes to encourage homeowners to keep better track of them. Marie seconded, and the motion carried.

- b. Allowance – all owners will receive four passes. Peter Hannishin will receive one pass as a “thank you” for all the work he’s done at Snowdance.

#### VII. New Business

- Water Shut Offs – Notification of Owners was discussed for water shut offs. SRG will always notify homeowners if they are aware of a shut off.
- Bridge Shoveling for 2016-2017 Winter will be arranged by SRG.
- Landscaping in front of A and B was not as extensive as the Board hoped it would be. Gardens with Grace has only billed \$370 to date though, and the beds do look very nice. SRG and the Board will reevaluate in Spring 2017.
- Permanent Screen Doors- The Board has received requests for permanent screen door installations. After discussion, they felt that allowing exterior screen doors would negatively impact the appearance of Snowdance
- HO6 Recommendations – The HOA has a \$5,000 and recommends that individual owners carry no less than that on their policy. Greg pointed out that he increased his limit to \$10,000 for a very nominal fee.
- Recycling is now only available at Dillon town hall or at the Keystone Land Fill. Chateau DuMont has asked that Snowdance no longer uses their recycling bins.
- Smoking on balconies will be discussed at the annual meeting for discussion. Smoking is currently not allowed on common elements.
- Placing trash outside of units is not allowed! Owners will be reminded of this at the Annual meeting as well.
- The concrete drain pan will be crack sealed this fall.
- Owners will also be reminded at the annual to always put the bear bars down
- The board asked that SRG mandate that no pets will be allowed for the new resident manager. The board also thanked Jonathan for all the hard work he’s done at the complex, and that he will be very missed.
- Vicky has been experiencing issues with Comcast.

#### VIII. Next Meeting Date

The next Board of Directors meeting will be held on September 10th, after the Annual Meeting.

#### IX. Adjournment

At 4:37 pm, the meeting was adjourned.

Board approval\_\_\_\_\_ Date\_\_\_\_\_