

MEETING MINUTES

**Three Seasons Board of Directors Meeting
Three Seasons Condominiums, Mt. Crested Butte, Colorado
Wednesday, October 7, 2020 ~ Conference Call**

Call to Order

Jeff Steere called the meeting to order at 5:04pm.

Roll Call/Establish Quorum

In attendance –

Jeff Steere
Walt Mauro
Trent Sanderson
Connie Rehberg
Pat Muro
Wanda Bearth

A quorum was established with 6 Board members in attendance.

Also in attendance, Wanda Bearth and Sierra Bearth, Crested Butte Lodging & Property Management staff (CBL).

Reading and Approval of Past Minutes

August 7, 2020

J Steere made the following –

Motion: Waive the formal reading of the August 7, 2020 meeting minutes and approve as drafted by CBL.
2nd: T Sanderson
Discussion: None
Vote: Unanimous approval

Reports

Financial Report

W Bearth reported available cash to the Board and reported that there are 8 homeowners that have not paid the September dues and assessments yet.

Manager's Report

Parking Lot Update

S Bearth reported that the paving is complete and the stripping of the lot began today.

Saperstein Lot Damage

W Bearth reported that the “for sale” sign was knocked over in the lot currently being rented by Three Seasons. CBL has already completed repairs.

Pool Cover and Boiler

W Bearth reported the recent issues discovered with the boiler. The Board would like a quote for replacing the boiler with a new unit. When the boiler is replaced, the Board would also like the contractor to look at the fittings. The Board would also like a bid for

replacing the electric hot tub heater with a gas heater. W Bearth reported the cover for the pool is ripped again. W Bearth reported that there is a bid for a fence around the pool that was previously shared with the Board. Board members currently in town will meet with CBL at 10am to discuss fencing for the pool.

Old Business

Capital Plan

The Board reviewed the capital plan and will review the plan independently to continue the discussion at the next meeting.

Conference Room Offer

W Bearth reviewed the opinion received from a local broker on options for the Board to consider to utilize the conference room to earn some income. The Board would like a quote for adding an exterior entrance to the conference room.

T Muro made the following-

- Motion: Direct CBL to inquire with the association's legal counsel regarding leasing the conference room space and any possible legal consequences.
- 2nd: T Sanderson
- Discussion: CBL will share the attorney opinion with the Board.
- Vote: Unanimous approval

New Business

Future Declaration Amendments Discussion

Unscheduled Business

W Muaro and S Bearth will meet separately to discuss pool and hot tub chemical suppliers.

Establish Date for Next Meeting

Adjourn

T Sanderson made the following-

- Motion: Adjourn the meeting
- 2nd: W Mauro
- Vote: Unanimous approval

The meeting was adjourned at 6:47pm.