

DRAFT – NOT YET APPROVED

CHAMONIX-AT-WOODRUN CONDOMINIUM ASSOCIATION
BOARD OF MANAGERS MEETING MINUTES

March 8, 2018

Call to Order

Betty Lebovitz, President of the Board called the meeting to order in the meeting room of Chamonix Condominiums in Snowmass Village, CO at 4:45 P.M. Brian Moir was present at Chamonix, and Betty Lebovitz, Dick Brown and Peter Van Giesen were present by telephone. Non-members present were Charley Case, Joe Zuena, Scott Hale and Lee Wilson of Snowmass Lodging Company by Wyndham Vacation Rentals.

Approval of Minutes – November 2, 2017

Mr. Moir made a motion to waive the reading and approve the minutes of the November 2, 2017, Board meeting. Dr. Van Giesen seconded, and the motion passed.

Election of Officers

Mrs. Lebovitz is presently President of the Association, Mr. Brown Vice-President, and Mr. Moir is the Secretary/Treasurer. Mr. Moir made a motion to re-elect the slate of officers. Dr. Van Giesen seconded, and these officers were re-elected unanimously by the Board.

Delinquent assessments

The Association finished fiscal quarter one of 2017-2018 with three member delinquencies for assessments. Mr. Wilson contacted all regarding payment. At present, balances due are as follows:

UNIT	OWNER	AMOUNT	NOTES
17	Coscolluela	\$17,458	
27	Papi Bear LLC	\$1,767	Paid \$5,000 02/15 Paid \$8,000 3/1
50	Ringel	\$3,091	
	Total	\$22,316	

Other business

Request for reduction of fee related to the use of enclosed alcove space, condominium 20, AA Building

September 21, 2017 Dennis Schaefer, owner of condominium 20, sent a letter addressed to the Board requesting the following in regard to the fee (item 4 of the

Agreement to Modify signed by Mr. Schaefer – unit # 20, on September 7, 2017) “... we would ask that the board consider a reduction in the requested 6000 dollars to 2000 dollars.” The Board requested a local lawyer review the Declaration in regard to additional comments made in Mr. Schaefer’s 9/21/2017 letter. The original letter, Agreement to modify, Plat Map and lawyer’s review and comments were relayed to the Board prior to this meeting.

The Board discussed the issue and decided on the following course of action:

Payment is required as written in the original agreement between the Schaefer’s and the Board.

Joe Zuena departed at 5:15 pm due to a previous commitment.

C Building entry foundation cracks

SGM Engineering submitted a proposal for a testing program to identify the nature of and extent of the foundation problems. The proposal was forwarded to the Board prior to the meeting. The Board discussed the proposal and decided on the following course of action: Obtain estimated costs on repair of cores.

Ski locker assignments

A diagram of the ski locker room was presented with designated assignments for all ski lockers. There are a number of lockers in addition to one locker assigned to each condominium. The assignment of the additional lockers was discussed by the Board; with the determination shown on the attached addendum to these minutes.

Pool Deck Resurfacing

Pool deck and entry surface resurfacing options are being investigated in coordination with similar need at a number of local Wyndham properties. A copy of related emails were forwarded to the Board prior to the meeting. The Board discussed the issue and asked management to continue with the existing maintenance and repair processes, while the board continues to consider other options.

Bicycle Storage and Lower Garage Parking Spaces

Materials stored in the E-6 parking space and tire storage room were removed this fall. The E-6 parking space is presently occupied by a Chamonix condominium owner vehicle. Two mopeds stored by another Chamonix condominium owner are stored in the tire room. The maintenance “Gator” utility vehicle is parked adjacent to the A Building and tire room entries in a space not suitable for a full size vehicle.

A space for bicycle storage was identified in the garage level A Building laundry collection room. This location is easily accessible to the lower parking area through the A Building lower lobby. Storage racks and a swipe lock allowing owner access could be installed in this room for future bicycle storage needs. The Board decided to continue studying options for bicycle storage on the property.

Reservation Fee

A Reservation Fee has been approved by all three Boards of Chamonix, Enclave and Wood Run Place and will be implemented on all reservations booked starting in April, 2018.

Adjournment

Mr. Moir moved for adjournment, and Mrs. Lebovitz seconded. The motion passed, and the meeting was adjourned at 5:33 P.M.

Respectfully submitted,

Brian Moir, Secretary