

**CONDOMINIUM REMODEL
INFORMATION SHEET AND NOTICE
Chamonix**

Authorization by the Chamonix at Woodrun Condominium Association, Inc. Board of Managers ("Board") is required prior to any alterations or remodeling to a condominium unit that affects general or limited common elements ("Remodeling"). (A "Unit" is defined as "an individual air space unit which is contained within the perimeter walls, floors and ceilings of such Unit...but not including any of the structural components of the building:...)

Plans for any remodeling shall be submitted by the Unit Owner to the Manager of the Association who shall present said plans to the Board for review and consideration of approval. A plan review charge of \$50 is required with the request for permission to Remodel a condominium.

The Owner whose Unit is being Remodeled is responsible for the repair or cleaning of common areas affected by the remodel.

All Remodeling work must occur during periods of low occupancy ("off seasons"). The Remodeling Owner shall be responsible for any lost rental revenue, expenses, and/or any damages caused by the Remodeling that are incurred by any other Unit Owners within Chamonix at Woodrun.

Building permits are the Remodeling Owner's responsibility. The Owner's contractor may be able to assist with the Town's process. If exterior changes or floor area change are part of the modification, the Town may require a review or PUD amendment. The Remodeling Owners shall contact the Manager of the Association for further information regarding any PUD modification requirements. It is the Owner's responsibility to legally document the approved work and to complete any necessary amendments to the Condominium Map for the Chamonix at Woodrun Condominiums required as result of the work.

In the case where flooring materials (tile, carpet, wood flooring, etc.) are replaced, the Remodeling Owner may be required to have the project reviewed by an acoustical engineer to evaluate noise mitigation possibilities. The Board will evaluate the need for the engineering study on a case-by-case basis.

Please contact the Association Manager for further information prior to construction.

A sample Approval of Modification and Indemnity Agreement is also available on the Association website.

A handwritten signature in black ink, appearing to be a stylized 'R' or similar character, located in the bottom right corner of the page.

APPROVAL OF MODIFICATION
AND AGREEMENT TO INDEMNIFY

*John & Erin
Ewald*

THIS AGREEMENT is made by and between CHAMONIX-AT-WOODRUN
CONDOMINIUM ASSOCIATION, INC. ("the Association") and _____ ("the Owner"),

WITNESSETH,

1. The Owner ("Owner"), who is the legal Owner of Condominium Unit #43 ("Unit") in Chamonix-at-Woodrun Condominium in Snowmass Village, Colorado, wishes to make modifications and alterations to the Unit per the plans submitted on 10/7/25 (date), and has applied to the Board of Managers of the Association ("Board") for permission to do so.
2. The Board has considered the application and hereby grants its approval to the Owner to construct the modification described, subject to compliance with all of the provisions contained herein. This approval is personal to the present Unit Owner. It is not transferable to any other person or entity and shall be automatically rescinded upon conveyance of the Unit by the present Owner if the work described in this approval is not completed prior to any conveyance.
3. The Owner hereby agrees to obtain necessary construction permits and pay all costs associated with the above construction, and further agrees to indemnify and hold the Board and the Association harmless from any and all costs or liability whatsoever on account of this modification.
4. Construction shall be limited to non-rental periods. The winter occupancy period begins in late November (Thanksgiving Day each year) and lasts until mid-April (the last day that Snowmass Village Ski Area is open for public riding), and the summer occupancy period begins in late June (typically June 15) and ends the Tuesday following Labor Day weekend. Some accommodation of work may be made during June of the summer occupancy period and November and April of the winter occupancy period because of traditionally low occupancies. However, under no circumstances may the Owner perform work during either the winter or the summer occupancy periods without first receiving written approval from the Board.
5. The Owner agrees to the payment of costs for any unforeseen expenses arising out of the work, including common area housekeeping and maintenance, the Association legal costs, maintenance staff assistance to contractors, delivery assistance, inspection of the job site, plumbing and electrical problems, or other effects on surrounding units or rentals.

6. Late Fee - a daily late fee, equivalent to the highest rental rate of an adjoining unit, for construction which is delayed beyond either season opening date, to offset any reimbursement incurred by management and other owners arising out of inconvenience to tenants in other units. Such fee, if applicable, shall be assessed upon completion and paid prior to acceptance of the improvements by the Association.

7. In the event implementation of the modifications or alterations approved herein creates an encroachment upon Association property or common elements which requires that the Owner be granted an easement or license to use Association property or common elements, the Association hereby grants to Owner an easement or license for the use and maintenance of the approved modifications or alterations as provided in Paragraph 20 of the Condominium Declaration for Chamonix at Woodrun Condominiums. In the event that an application is presented which in the judgment of the Association requires that the terms and conditions of approval of any grant of easement or license be set forth in greater detail, the Association shall attach an exhibit hereto setting forth additional terms and conditions of approval which shall constitute a part of the parties' total agreement.

8. In the event that the modifications or alterations approved herein are in conjunction with the acquisition by Owner of either a leasehold interest or a fee simple ownership interest in Association property or common elements, the terms and conditions of such acquisition shall be attached hereto and which shall constitute part of the parties' total agreement.

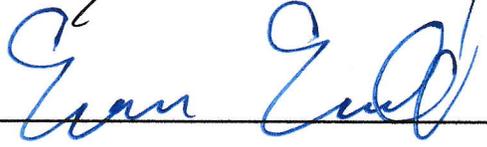
9. In the event that any modification or alteration would result in combining or subdividing units, changing the perimeter boundaries of a unit whether vertical or horizontal, or in any way changing the space of a unit from that which is legally described in the Condominium Declaration and Map for Chamonix at Woodrun Condominiums in Snowmass Village, Colorado, as amended or supplemented from time to time (herein a "legal description event") Owner acknowledges that such change may have legal consequences affecting the interest of an owner in the general common elements and may affect the legal description of the owner's property which may affect matters relating to future transfers of ownership or other interests in the unit(s). The Owner agrees to cause any such modification to be legally documented by appropriate amendment to the Condominium Declaration and Map at Owner's expense and agrees that the approval granted herein is preliminary and conditional upon the finalization and recording of the appropriate legal documents. Owner agrees that before commencing a legal description event this conditional approval must be made final through a writing signed by both parties which shall contain all the terms of agreement between the parties relating to the modification or alteration. Owner hereby assumes and agrees to accept all risks or consequences resulting from failing to document any modification or alterations in the manner required by law.

10. This agreement shall benefit and bind the parties hereto and their respective successors and assigns.

IN WITNESS WHEREOF, the parties have signed this agreement with an effective date of 2025. Subject to agreement on plumbing replacement schedule.

CHAMONIX-AT-WOODRUN CONDOMINIUM ASSOCIATION, INC.

_____, President

_____, Owner, Unit CX 43

_____, Owner, Unit CX 43

Chamonix Condominium Association Board Approval Conditions Memorandum

Unit 43 – Ewald Interior Remodel

Project: Unit A43 Interior Remodel

Owner: John Ewald

Architect: Peak Architecture (Dustin Anderson)

Contractor: SH Built (Tom Sherlock)

Date of Board Action: March 10th, 2026

Summary of Board Action

The Chamonix Board of Directors voted to approve a conditional interior renovation for Unit 43, allowing the Owner to proceed with permit applications and interior work while Association-wide design, infrastructure, and utility planning continues.

This approval is limited in scope and subject to the conditions outlined below.

Conditions of Approval

1. Interior Renovation Scope Only

Approval is granted solely for interior renovation work within Unit 43.

This includes typical interior remodel activities such as:

- Interior finishes
- Cabinetry and fixtures
- Interior walls and layout adjustments
- Interior plumbing fixture relocation within the unit
- Interior electrical work
- Interior mechanical systems within the unit envelope

The approval allows the Owner to proceed with permit applications and interior demolition/construction consistent with this scope.

2. Exclusion of Common Elements and Limited Common Elements

This approval does not authorize work involving Common Elements or Limited Common Elements (LCEs) that require additional Board or Association approval.

Items specifically discussed and excluded from this approval include:

- Elevator lobby area
- Attic spaces

- Mechanical equipment located in attic or shared spaces
- Exterior window modifications or enlargement
- Exterior doors
- Proposed outdoor patio
- Any other work affecting exterior building systems or shared property

Any work involving these areas must be reviewed separately and may require ownership approval in accordance with HOA governing documents.

3. Utility Infrastructure Not Yet Approved

The Association is currently evaluating property-wide utility capacity and infrastructure, including:

- Electrical service capacity
- Natural gas distribution
- Potential future centralized mechanical systems

The Board approval does not guarantee the availability or timing of utility upgrades, including:

- Expanded electrical service
- New gas service
- Additional building mechanical capacity

Any design elements relying on future utility infrastructure remain at the Owner's risk and subject to future Association decisions.

4. Mechanical, Electrical, and Plumbing (MEP) Coordination

While the Owner may proceed with permit applications for the interior renovation, final mechanical, electrical, and plumbing system designs may require additional review by the Board or project team where they impact:

- Building utility loads
- Shared building systems
- Interstitial spaces affecting adjacent units

Coordination with the Association's project management team and consultants may be required.

5. Work in Interstitial Floor Space

Limited plumbing work within the floor system between units was discussed. The Board acknowledged that minor plumbing relocations within the unit may occur, provided that:

- Work does not unnecessarily impact units below
- Any required access is coordinated appropriately

- Work remains within the approved interior scope

6. STC Assemblies and Floor Finish Review

The Board acknowledges that the Sound Transmission Class (STC) assemblies between units, including interior floor finishes, remain under review by the design team and the Association.

Both floor finishes and interior floor construction play an important role in the acoustic separation between units. Because of this, the Board and project team will continue reviewing these components to ensure the final assembly performs as intended and that the implications for future Association renovations are clearly understood.

7. Construction Coordination and Communication

The Owner and contractor shall maintain open communication with the Board, the Association's project manager (Deborah), and the project team throughout the course of construction.

This includes coordination related to:

- Construction scheduling
- Access and staging
- Any discoveries affecting building systems
- Potential impacts to neighboring units

Board Vote

The motion to approve the conditional interior renovation for Unit 43 was:

Moved by: Donald Blincoe

Seconded by: Kevin Coyne

Vote Result: Approved unanimously by the Board.

Signed this 13 th day of March, 2026



Donald Blincoe

President, Chamonix Board of Directors

IMPROVEMENT & TOPOGRAPHIC SURVEY

CHAMONIX AT WOODRUN CONDOMINIUMS

UNIT 1, TOWNSHIP 10 SOUTH, RANGE 86 WEST OF THE 6TH PM
SNOWMASS VILLAGE, COUNTY OF PITKIN, STATE OF COLORADO



02/26/2026 2:39:15 PM

For Review

02/26/2026 2:33:34 PM

471 Wood Road - Chamonix project details.

- 1) Right of way permit - TBD, Spots requested on side of road off wood road for subcontractor parking
- 2) pedestrian protection - signs to be posted at entrance to unit.
- 3) Sediment and erosion control - NA.
- 4) Noise suppression - TBD if necessary - additional sound dampening to be added at interior of space between units in floor areas disturbed.

47	ASPEN MULTI	10"	16"	119	CONIFEROUS	10"	16"
48	ASPEN	10"	16"	120	CONIFEROUS	4"	6"
49	ASPEN	10"	16"	121	CONIFEROUS	6"	10"
50	ASPEN	10"	16"	122	CONIFEROUS	6"	10"
51	ASPEN	10"	16"	123	TRO A MULTI	6"	10"
52	ASPEN	6"	10"	124	CONIFEROUS	6"	10"
53	ASPEN	10"	16"	125	CONIFEROUS	6"	10"
54	ASPEN	8"	14"	126	CONIFEROUS	6"	10"
55	ASPEN	7"	14"	127	ASPEN MULTI	10"	16"
56	ASPEN	7"	12"	128	ASPEN MULTI	6"	10"
57	ASPEN	7"	12"	129	ASPEN	4"	6"
58	CONIFEROUS	7"	12"	130	CONIFEROUS	4"	6"
59	CONIFEROUS	7"	12"	131	CONIFEROUS	4"	6"
60	CONIFEROUS	7"	12"	132	CONIFEROUS	5"	5"
61	CONIFEROUS	6"	10"	133	ASPEN	4"	6"
62	ASPEN MULTI	8"	14"	134	ASPEN	6"	10"
63	CONIFEROUS	7"	12"	135	ASPEN MULTI	6"	10"
64	CONIFEROUS	7"	12"	136	ASPEN	8"	14"
65	CONIFEROUS	8"	14"	137	CONIFEROUS	13"	20"
66	CONIFEROUS	10"	16"	138	ASPEN	11"	18"
67	ASPEN	6"	10"	139	ASPEN	12"	20"
68	ASPEN	5"	8"	140	ASPEN	12"	20"
69	CONIFEROUS	7"	12"	141	ASPEN	10"	16"
70	CONIFEROUS	11"	18"	142	CONIFEROUS	6"	10"
71	ASPEN	5"	8"				
72	ASPEN	5"	8"				

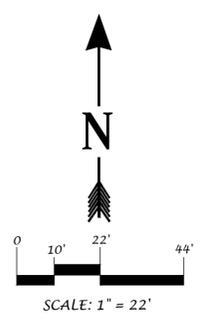
PROPERTY ZONED:
PUD = PLANNED UNIT DEVELOPMENT

PROPERTY DESCRIPTION:
LAND TITLE GUARANTEE COMPANY COMMITMENT NO. Q62018316 DATED: JUNE 2, 2025.

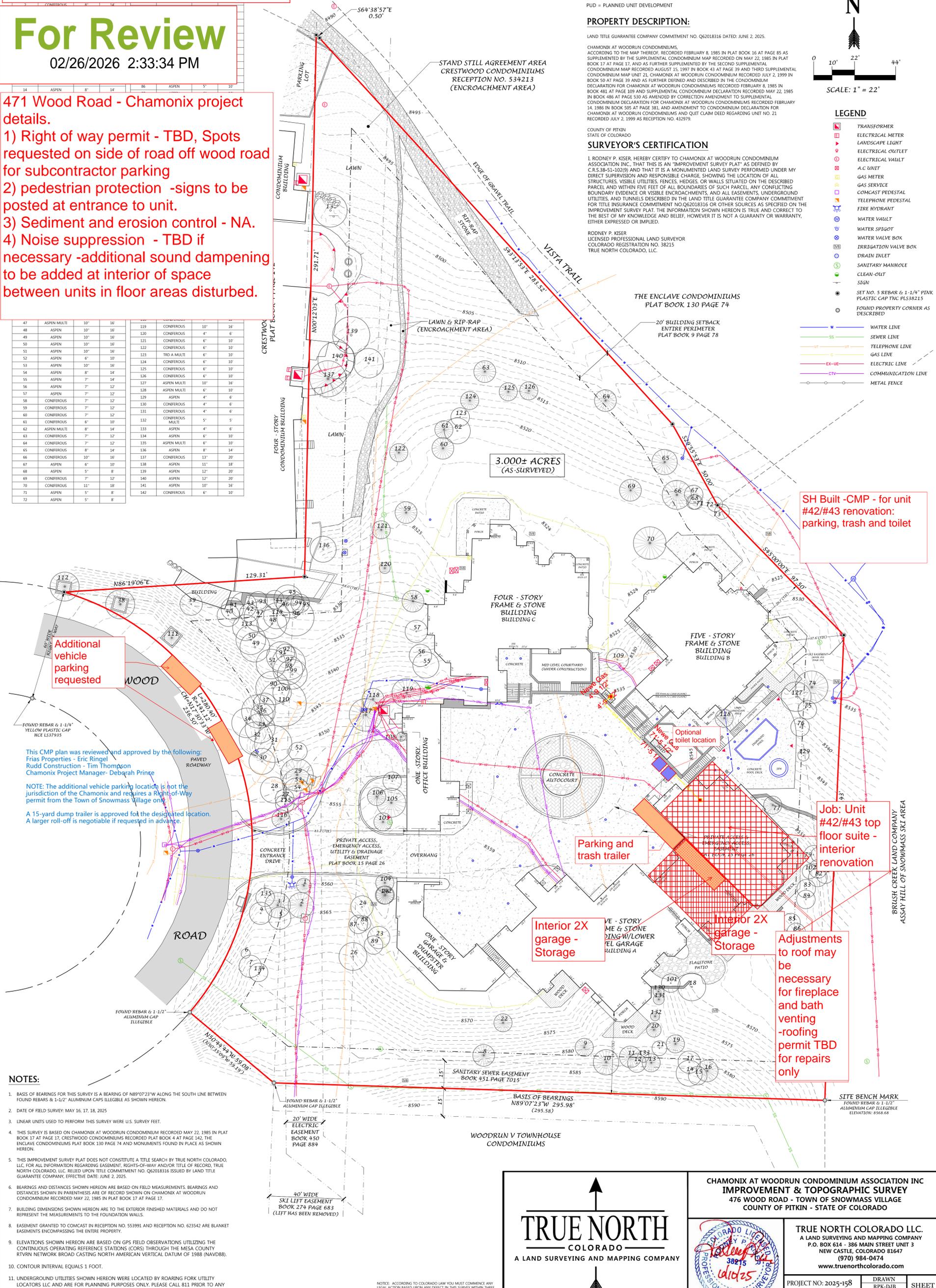
CHAMONIX AT WOODRUN CONDOMINIUMS
ACCORDING TO THE MAP THEREOF, RECORDED FEBRUARY 8, 1985 IN PLAT BOOK 16 AT PAGE 85 AS SUPPLEMENTED BY THE SUPPLEMENTAL CONDOMINIUM MAP RECORDED ON MAY 22, 1985 IN PLAT BOOK 17 AT PAGE 17, AND AS FURTHER SUPPLEMENTED BY THE SECOND SUPPLEMENTAL CONDOMINIUM MAP RECORDED AUGUST 15, 1997 IN BOOK 43 AT PAGE 39 AND THIRD SUPPLEMENTAL CONDOMINIUM MAP UNIT 21, CHAMONIX AT WOODRUN CONDOMINIUM RECORDED JULY 2, 1999 IN BOOK 50 AT PAGE 39 AND AS FURTHER DEFINED AND DESCRIBED IN THE CONDOMINIUM DECLARATION FOR CHAMONIX AT WOODRUN CONDOMINIUMS RECORDED FEBRUARY 8, 1985 IN BOOK 481 AT PAGE 109 AND SUPPLEMENTAL CONDOMINIUM DECLARATION RECORDED MAY 22, 1985 IN BOOK 485 AT PAGE 530 AS AMENDED BY CORRECTION AMENDMENT TO SUPPLEMENTAL CONDOMINIUM DECLARATION FOR CHAMONIX AT WOODRUN CONDOMINIUMS RECORDED FEBRUARY 14, 1986 IN BOOK 505 AT PAGE 381, AND AMENDMENT TO CONDOMINIUM DECLARATION FOR CHAMONIX AT WOODRUN CONDOMINIUMS AND QUIT CLAIM DEED REGARDING UNIT NO. 21 RECORDED JULY 2, 1999 AS RECEPTION NO. 432979.

SURVEYOR'S CERTIFICATION
I, RODNEY P. KISER, HEREBY CERTIFY TO CHAMONIX AT WOODRUN CONDOMINIUM ASSOCIATION INC., THAT THIS IS AN 'IMPROVEMENT SURVEY PLAT' AS DEFINED BY C.R.S. 38-51-102(9) AND THAT IT IS A MONUMENTED LAND SURVEY PERFORMED UNDER MY DIRECT SUPERVISION AND RESPONSIBLE CHARGE, SHOWING THE LOCATION OF ALL STRUCTURES, VISIBLE UTILITIES, FENCES, HEDGES, OR WALLS SITUATED ON THE DESCRIBED PARCEL AND WITHIN FIVE FEET OF ALL BOUNDARIES OF SUCH PARCEL, ANY CONFLICTING BOUNDARY EVIDENCE OR VISIBLE ENCROACHMENTS, AND ALL EASEMENTS, UNDERGROUND UTILITIES, AND TUNNELS DESCRIBED IN THE LAND TITLE GUARANTEE COMPANY COMMITMENT FOR TITLE INSURANCE COMMITMENT NO. Q62018316 OR OTHER SOURCES AS SPECIFIED ON THE IMPROVEMENT SURVEY PLAT. THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, HOWEVER IT IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.

RODNEY P. KISER
LICENSED PROFESSIONAL LAND SURVEYOR
COLORADO REGISTRATION NO. 38215
TRUE NORTH COLORADO, LLC.



- LEGEND**
- TRANSFORMER
 - ELECTRICAL METER
 - LANDSCAPE LIGHT
 - ELECTRICAL OUTLET
 - ELECTRICAL VAULT
 - A.C. UNIT
 - GAS METER
 - GAS SERVICE
 - COMCAST PEDESTAL
 - TELEPHONE PEDESTAL
 - FIRE HYDRANT
 - WATER VAULT
 - WATER SPIGOT
 - WATER VALVE BOX
 - IRRIGATION VALVE BOX
 - DRAIN INLET
 - SANITARY MANHOLE
 - CLEAN-OUT
 - SIGN
 - SET NO. 5 REBAR & 1-1/4" PINK PLASTIC CAP TMC PL38215
 - FOULD PROPERTY CORNER AS DESCRIBED
 - WATER LINE
 - SEWER LINE
 - TELEPHONE LINE
 - GAS LINE
 - ELECTRIC LINE
 - COMMUNICATION LINE
 - METAL FENCE



SH Built -CMP - for unit #42/#43 renovation: parking, trash and toilet

Job: Unit #42/#43 top floor suite - interior renovation

Adjustments to roof may be necessary for fireplace and bath venting -roofing permit TBD for repairs only

This CMP plan was reviewed and approved by the following:
Frias Properties - Eric Ringel
Rudd Construction - Tim Thompson
Chamonix Project Manager- Debrah Prince

NOTE: The additional vehicle parking location is not the jurisdiction of the Chamonix and requires a Right-of-Way permit from the Town of Snowmass Village only.

A 15-yard dump trailer is approved for the designated location. A larger roll-off is negotiable if requested in advance.

- NOTES:**
1. BASIS OF BEARINGS FOR THIS SURVEY IS A BEARING OF N89°07'23"W ALONG THE SOUTH LINE BETWEEN FOUND REBARS & 1-1/2" ALUMINUM CAPS ILLEGIBLE AS SHOWN HEREON.
 2. DATE OF FIELD SURVEY: MAY 16, 17, 18, 2025
 3. LINEAR UNITS USED TO PERFORM THIS SURVEY WERE U.S. SURVEY FEET.
 4. THIS SURVEY IS BASED ON CHAMONIX AT WOODRUN CONDOMINIUM RECORDED MAY 22, 1985 IN PLAT BOOK 17 AT PAGE 17, CRESTWOOD CONDOMINIUMS RECORDED PLAT BOOK 4 AT PAGE 142, THE ENCLAVE CONDOMINIUMS PLAT BOOK 130 PAGE 74 AND MONUMENTS FOUND IN PLACE AS SHOWN HEREON.
 5. THIS IMPROVEMENT SURVEY PLAT DOES NOT CONSTITUTE A TITLE SEARCH BY TRUE NORTH COLORADO, LLC. FOR ALL INFORMATION REGARDING EASEMENT, RIGHTS-OF-WAY AND/OR TITLE OF RECORD, TRUE NORTH COLORADO, LLC. RELIED UPON TITLE COMMITMENT NO. Q62018316 ISSUED BY LAND TITLE GUARANTEE COMPANY, EFFECTIVE DATE: JUNE 2, 2025.
 6. BEARINGS AND DISTANCES SHOWN HEREON ARE BASED ON FIELD MEASUREMENTS. BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE OF RECORD SHOWN ON CHAMONIX AT WOODRUN CONDOMINIUM RECORDED MAY 22, 1985 IN PLAT BOOK 17 AT PAGE 17.
 7. BUILDING DIMENSIONS SHOWN HEREON ARE TO THE EXTERIOR FINISHED MATERIALS AND DO NOT REPRESENT THE MEASUREMENTS TO THE FOUNDATION WALLS.
 8. EASEMENT GRANTED TO COMCAST IN RECEPTION NO. 553991 AND RECEPTION NO. 623542 ARE BLANKET EASEMENTS ENCOMPASSING THE ENTIRE PROPERTY.
 9. ELEVATIONS SHOWN HEREON ARE BASED ON GPS FIELD OBSERVATIONS UTILIZING THE CONTINUOUS OPERATING REFERENCE STATIONS (CORS) THROUGH THE MESA COUNTY RTNVRN NETWORK BROAD CASTING NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
 10. CONTOUR INTERVAL EQUALS 1 FOOT.
 11. UNDERGROUND UTILITIES SHOWN HEREON WERE LOCATED BY ROARING FORK UTILITY LOCATORS LLC AND ARE FOR PLANNING PURPOSES ONLY. PLEASE CALL 811 PRIOR TO ANY DIGGING OR EARTHWORK CONSTRUCTION FOR UTILITY VERIFICATION.

TRUE NORTH
COLORADO
A LAND SURVEYING AND MAPPING COMPANY

CHAMONIX AT WOODRUN CONDOMINIUM ASSOCIATION INC
IMPROVEMENT & TOPOGRAPHIC SURVEY
476 WOOD ROAD - TOWN OF SNOWMASS VILLAGE
COUNTY OF PITKIN - STATE OF COLORADO

TRUE NORTH COLORADO LLC.
A LAND SURVEYING AND MAPPING COMPANY
P.O. BOX 614 - 386 MAIN STREET UNIT 3
NEW CASTLE, COLORADO 81647
(970) 984-0474
www.truenorthcolorado.com

PROJECT NO: 2025-158
DATE: JUNE 10, 2025

DRAWN: RPK-DJB
SURVEYED: DJB-CPC
SHEET: 1 OF 1

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.