

**BLACK BEAR LODGE ASSOCIATION
MEETING OF THE EXECUTIVE BOARD
THURSDAY JANUARY 21, 2021
9:30 AM MT
318 Elk Avenue, Suite 10
Crested Butte, CO 81224**

**Join Zoom Meeting
<https://us02web.zoom.us/j/7014190365>**

**Meeting ID: 701 419 0365
One tap mobile
+12532158782,,7014190365# US (Tacoma)
+13462487799,,7014190365# US (Houston)**

AGENDA

1. Roll call and determination of quorum
2. Approval of minutes of previous meeting
3. Old Business
 - Internet performance update
 - New Black Bear Sign update and decision to go forward
 - Boiler(s) update
 - Paint/stain bid review and decision
 - Heat mats performance update
 - Landscaping improvement update and decision to go forward
 - Number of flower baskets (if need to order soon)
 - Ski lockers associated with what unit
 - Any problems identified by owners since HOA meeting?
 - Community directory
 - Window replacement, especially Marcia's unit
 - Window icing, especially Marcia's unit
 - New roof tiles, roof tile inspection for areas outside Cathleen's unit
 - Lobby carpet stretching, tile repairs and sealed
 - New elevator flooring
 - Lobby carpet area rugs from remnants
 - Lobby fireplace switch
 - New patio table purchased? Action item spreadsheet says yes on 09/16/20
 - Extra garage door openers, still available?
 - Stone wall pink grout
 - Rodent update

4. New Business

- Rules and regs review and revisions, especially regarding parking and large vehicle lot. Also review by-laws?
- Capital reserve study
- Review capital expenses for 2021 (after reserve study)
- Review capital fund minimum balance (after reserve study)
- Review operating fund minimum balance (spring)
- Insurance policies review (spring)
- Heat system on 3rd floor breezeway not working, why
- Change door code (after winter season)
- Since one boiler needed to be replaced, should we plan for another in 2021?

5. Financials

- Financials review (with attention to impact of boiler issues and internet upgrades on 2021 budget)

6. HOA Board Meeting Date

7. Adjourn