

**MEADOW VISTA CONDOMINIUM ASSOCIATION
MEETING OF THE EXECUTIVE BOARD
TUESDAY, MARCH 5, 2024 – 5:30 P.M.
CRESTED BUTTE & ZOOM**

Present: Martin Catmur
 Scott Sanders
 Pat Del Tredici
 Kat Loughan, Toad Property Management
 Brandon Cvilikas, Toad Property Management

Brandon called the meeting to order at 5:31 p.m. and confirmed a quorum. Brandon introduced Kat and said they would be working together on Association matters, a buddy system.

Minutes of the December 11, 2023 meeting would be approved at the next meeting.

Prior to the meeting Brandon circulated information about Money Market account options. Kat explained commercial bank accounts generally received lower interest rates than personal accounts and some banks did focus more on the specific requirements of associations. Concern was expressed about changing to an account with a minimum balance requirement of \$10,000 or more as that might be difficult to always maintain. It was agreed to discuss at a future meeting.

Brandon said he was working on a Capital Plan for the Association and would have a template for the Board to review in the near future. Martin suggested meeting in early June to walk around the property and identify any repair and maintenance projects. Brandon agreed to obtain a bid from SealCo for crack sealing of the parking lot and the Board would discuss at a future meeting.

Brandon confirmed the roofs had been cleared of snow. Elite Property Management had reported some cosmetic damage to the roof from the prior year when a different contractor had worked on the roof. Brandon and Kat said they would review roof replacement bids as the two quotes received had been very different pricing. Kat suggested reaching out to Lallier for an additional bid. It was agreed the roof replacement would be several years in the future.

Kat said there might be grants available for Xeriscaping. Options along the back property line needed to be reviewed as vehicles driving/parking, snow removal and utility easements all needed to be considered.

Brandon confirmed Dietrich Construction had removed some snow in the parking lot as the snow storage had reached compacity.

At 6:10 p.m. Martin made a motion to adjourn the meeting. Scott seconded the motion and it was unanimously approved.

Rob Harper, Toad Property Management