

TIMBERS OWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

314 ELK AVENUE SUITE 24, CRESTED BUTTE CO, 81224

TUESDAY NOVEMBER 8 2016 5 PM MST

In Attendance

Evan Sandstrom – Vice President

Erin Stock - Secretary

Ann Mallow - Treasurer

Kat Hassebroek - President

Rob Harper, Toad Property Management

Rob called the meeting to order at 5:08pm.

Old Business

Parking: Evan reports 17 owner-occupied units, long-term rental info not readily available. A complete space count was not done. One parking space per unit in Covenants, 4 handicapped spaces as required by law. Discussion about cost/design/install. Kat makes a motion to move forward with assigned parking signage, Evan seconds, all in favor, motion passes. Rob will research the count, order signs and (different colored) guest passes.

Dumpsters: Rob reports one dumpster & one recycle pick-up 2x/week is doable. Must keep cardboard separate, other recycles can co-mingle, NO trash in recycle. Other complexes in town have not been able to comply. An individual owner can drop recycles at Waste Management free of charge as a Timbers resident. Continued dumpster location discussion. Kat makes a motion to locate the Timbers dumpsters, one for trash and one for cardboard, in the enclosure currently occupied by Chateau's dumpsters (Chateau is the errant party), Evan seconds, all in favor, motion passes. Kat will notify owners of the plan to individually recycle, acquiring bins via Waste Management.

The buckets to hold snow-melt have been ordered and will be kept with the hot-tub equipment. Rob will check the locking mechanism. The hot-tub will be opened/closed daily by Toad starting 11/23/16 for the winter season.

New Business

Discussion about new-builds, what the HOA is responsible for vs. the individual homeowner; bathroom ventilation. Toad happy to complete punch-list type of fixes, but will then bill Steve (developer).

Meeting adjourned at 6:13pm.

Rob Harper, Toad Property Management, Inc