

**SNOWFALL POINT CONDOMINIUMS ASSOCIATION
BOARD OF MANAGERS
THURSDAY, OCTOBER 1, 2015 – 5:00 P.M.
318 ELK AVENUE, SUITE 24**

Present: Ray Sprague
Cary Couch
Kristin McGill
Rob Harper, Toad Property Management, Inc. (Manager)

Rob Harper called the meeting to order at 4:59.

Ray made a motion to approve the July 14, 2015 minutes which was seconded by Cary and unanimously approved.

A request was made by Ray Sprague in a letter dated October 1, 2015 to plant 8 shrubs and 2 aspen trees. This letter was approved and signed by all Board members at this meeting.

Rob said that he had sent out the updated financial information and there was nothing significant to report. Many of the costs that were incurred over the summer were included. The trash service seems to be on schedule with every other week.

Rob said that Russ Reycraft had paid his dues and is now current.

Kristin asked if it would be possible for Purple Peak to return and fix the paint behind unit #7. Rob said that he would call them. There was concern that it may be failing in other areas so they should check.

Kristin asked if solar power would be feasible for the building. Rob said that there is typically a large up-front cost. Rob said that he would look into this.

The speed limit signs were discussed. It was decided that Toad would look into installing 15 MPH signs to replace the 5 MPH sign and add 1 additional. Rob will also send a reminder e-mail to the owners to slow down.

Ray would like to see a preferred vendor list sent to all owners. Rob will send it out next week.

Communication with Toad was discussed and it was agreed that e-mail was the best form and that Rob's cell-phone is always available 209-1758.

It was agreed that Toad would repair the fence at the end of the parking lot on the west side. Toad will leave the fence down where possible so that it will not be damaged by snow removal work.

Rob said that Pinnacle Construction will do the glue and screw will take place in October. Clean Sweep will also be here to do the chimney sweep and inspection at the end of October. Rob will send an e-mail to all of the owners with the exact date.

There was a brief discussion about the bugs. It was noted that Toad sprayed for them and it seemed to help a bit. It was agreed that the Association should be pro-active next year to keep them away. It was also agreed that Toad will spray for weeds next year where possible.

As there was no additional business the meeting adjourned at 5:48 pm.

Prepared by Rob Harper
Toad Property Management, Inc.

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