

The Paradise Condominium Association
Annual Homeowners Meeting- DRAFT

July 23, 2018 – 4:00pm MDT

Plaza Conference Room

Meeting was called to order at 4:08pm.

Roll call was conducted.

Board Members Present:

Betty Mudd – President (Via phone)

Bryan Lyerly – Board Member

Jim Westmoreland – Board Member

Joe Schwartz – Board Member (Via phone)

Karl Wolf – Board Member

Homeowners Present:

Bob & Trudy Frasier

Jeff Michalson (Via phone)

Nate Harris (Via phone)

Ursula Price (Via phone)

Whitney Hamrick (Via phone)

Leon Bond (Via phone)

CBMR Present:

Greg Melear – VP of Lodging

Jason Fries – Chief Engineer

Robert Alexander – Front Office Manager

Billy Morgan – Properties Maintenance Manager

Jared Martin – Owner Services Assistant

Quorum established.

Motion

Jim W. made a motion to approve the 2017 annual meeting minutes.

Bob F. seconded the motion. Motion passed unanimously.

Reports

Manager's Report – (See attached)

Financial Report – (See attached)

Greg noted that the audit will be finalized by the end of the month.

Motion

Bryan L. made a motion to approve the financial report.

Jim W. seconded the motion. Motion passed unanimously.

President's Report

Betty M. noted that each owner should be familiar with the HOA documents and communicate with the Board and CBMR before starting any remodels.

Old Business

Reserve Study – (See attached)

Jason reviewed the reserve study and presented the 10-year Capital Plan.

Karl Mudd brought up the issue of water heater leaks, and mentioned that sensors could be purchased to monitor leaks.

Motion

Bryan made a motion to require wifi enabled sensors for 4-bedroom units. The HOA will buy them and get owners' emails.

Karl M. seconded the motion. Motion passes unanimously.

A discussion ensued regarding the breakdown of the capital account, and Greg noted that he will work with accounting to get the breakdown.

Jason updated the association on the cable work. Jason will also look into extra recycling bins from Waste Management.

FY2018-19 Budget Approval

Greg reviewed the upcoming budget – (See attached)

Motion

Bryan made a motion to approve the 18/19 budget.

Jim seconded the motion. Motion passes unanimously.

Election

Joe nominates Betty Mudd, Jim Westmoreland and Karl Wolf. The association approves unanimously.

Motion

Bryan moved to nominate Betty M. as President, Joe S. as Treasurer and Jim W. as VP.

Jim seconded the motion. Motion passes unanimously.

Next meeting

July 8, 2019 at 4:00pm MDT

Motion

Joe S. moved to adjourn.

Bryan L. seconded the motion. Motion passes unanimously.

Meeting adjourned at 5:53pm MDT.