

# **GRAND LODGE RESORT II (East) HOMEOWNER'S ASSOCIATION**

## **Grand Lodge East Quarterly Board of Directors Meeting**

January 23, 2024 3:00 – 5:00 PM (MST)

### **Meeting Minutes**

#### **Attendance: The following Directors were present and acting:**

Salih Varoglu	President	Term 2022 - 2025
Matt Halvorson	Vice President	Term 2023 - 2026
Carla Pokrywka Cole	Secretary	Term 2022 - 2024
Martyn Cooper	Treasurer	Term 2022 - 2025
Lee Rosenbaum	Board Member	Term 2022 - 2024

#### **CBMR**

Bill MacFarlane	Senior Director of Lodging
Heather Driggs	General Manager
Billy Morgan	Senior Building Maintenance Manager
Jared Martin	Property Manager

#### **Call meeting to order and establish quorum**

- Salih Varoglu called the meeting to order at 3:02pm and established a quorum with 3 out of 5 Board Members present. Martyn Cooper and Lee Rosenbaum were not present at the start of the meeting. Lee Rosenbaum joined at 3:13pm. Martyn Cooper joined the meeting later.

#### **Approve of Meeting minutes**

- September 21, 2023 Quarterly Board Meeting  
**Motion** – Salih Varoglu made a motion to approve the September 21, 2023 Quarterly Board Meeting minutes as presented.  
**Second** – Carla Pokrywka Cole seconded.  
**Vote** – 3-0  
**Resolution** – Motion passes 3-0 (Lee Rosenbaum and Martyn Cooper were not present for vote)  
  
**Motion** – Salih Varoglu approves meeting minutes December 1, 2023 and December 7, 2023 Special Board Meeting Minutes.  
**Second** – Lee Rosenbaum seconds  
**Vote** – 4-0  
**Resolution** – Motion passes unanimously (Martyn Cooper was not present for the vote)

#### **Adoption of New Policies**

- Unit Owner Local Representative Form  
**Motion** – Salih motions to adopt the Unit Owner Local Representative Form.  
**Second** – Lee Rosenbaum seconds.  
**Vote** – 4-0  
**Resolution** – Motion passes 4-0 (Martyn Cooper was not present for the vote)

- **ACTION ITEM:** Jared/CBMR to send out the Unit Owner Local Representative Form to all non-CBMR managed owners.
- **Alternative ACTION ITEM:** Jared will look on the Town's website for each Grand Lodge local rep. info.

#### New Business

- Manager and Financial Report – See meeting packet
  - ACTION ITEM: Billy will send photos of dumpster fencing area to the Board.
- Action Items
  - **ACTION ITEM:** Heather working on logo for pool towels still. Will get quote for same towel with various size logos. Heather to get different quality of towels to present to the board as well.
- Election of Officers
 

**Motion** – Lee Rosenbaum motions to keep all members in their same positions as FY23.

**Second** – Carla Pokrywka Cole seconds.

**Vote** – 5-0

**Resolution** – Motion passes unanimously 5-0.
- Owners Zoom Meeting Review
  - Owners main concern is turning the Grand Lodge into a “college dorm”. The board agreed to continue to provide facts only.

**Motion** – Salih Varoglu motions to email Carlos Velado about LTR and merging of the GLE and GLW Boards, subject to minor revisions.

**Second** – Carla Pokrywka Cole seconds

**Vote** – 5-0

**Resolution** – Motion passes unanimously.

  - Email to include recommendations from the Town on how many LTRs would be allowed.
- Housekeeping Rules regarding Keys and Parking
 

**Motion** – Carla Pokrywka Cole motions to send out the housekeeping rules to all owners minus the 12-4pm parking language as soon as possible.

**Second** – Salih Varoglu seconds.

**Vote** – 5-0

**Resolution** – Motion passes unanimously 5-0.

  - Salih inquired whether the vests will be purchased. **ACTION ITEM:** Heather will purchase one vest that states “Grand Lodge Housekeeping” and has the Grand Lodge logo included.
- In-room Laminate Pages
 

**Motion** – Carla Pokrywka Cole motions to send the most recent laminate to all owners as soon as possible.

**Second** – Salih Varoglu seconds.

**Discussion** – **ACTION ITEM:** Heather will purchase 5 mil pouches for the laminator and bill the two residential HOA's.

**Vote – 5-0**

**Resolution** – Motion passes unanimously 5-0.

- Pool Towels
  - As noted above, Heather is working on logo for pool towels still. Will get quote for same towel with various size logos. Heather to get different quality of towels to present to the board as well.

Old Business

- Capital Project Update – Billy
  - Window sills and window replacement were tabled until the future.
- Spa Update
  - No update. **ACTION ITEM: Salih will reach out the Tara Schoedinger from the Grand Lodge Commercial Board about listing (for lease) the Spa Space with a realtor.**
- AMA
  - Legal finishing their final review (comparison of original template to last version) and will send to CBMR to pass to the report.

Executive Session to review GLE owner assessment aging report.

FY24 Meeting Dates

- |                                  |               |
|----------------------------------|---------------|
| ○ April 23, 2024                 | 3:00pm-5:00pm |
| ○ July 23, 2024                  | 3:00pm-5:00pm |
| ○ September 24, 2024             | 3:00pm-5:00pm |
| ○ October 1, 2024 Annual Meeting | 3:00pm-5:00pm |

**Motion** – Salih Varoglu motions to adjourn.

**Second** – Carla Pokrywka Cole seconds.

**Vote** – 4-0

**Resolution** – Motion passes unanimously 4-0. Martyn Cooper left the meeting early.

Adjournment - Meeting adjourned at 5:20 pm