Snow Lion Homeowners Association

Board Meeting Minutes

Saturday, April 2, 2022

Zoom Teleconference

10:00 a.m.

**Owners Present:**

Joe Greco

Iliyan Kirov

Sharon Kendall

Victoria Sanchez

Jim Parsons

Jim Kleckner, Sr.

Jim Kleckner, Jr.

**Board Members Present:**

Jodi Sorenson

Gunnar Haynes

Nancy Erwin

Jodi Sorenson moved to call the meeting to order. Victoria Sanchez seconded the motion. The meeting was called to order at 10:05 a.m.

**Old/New Business:**

Gunnar Haynes explained that he, Jodi Sorenson, and John Mattingly had begun looking at the budget and reserve study in order to make decisions in the next few weeks. They had been looking at safety issues first, where length of life exceeded safety. Areas such as the pool, the bridge on Vail View Dr. are of primary concern. New owner, John Mattingly, an architect, has been exceedingly helpful with his expertise and experience. Joe Greco has also been helping with pool bids. Once specifics on the pool are decided upon, owners will be informed.

Joe Greco informed all of the two bids he had gotten so far for the pool. The bids are not covering exactly the same things. Maximum Comfort bid was $99,000. Colorado Pools was $58,000. The bids both included filling in the deep end to a depth of 5-6 feet. One of the pool companies approached could not do the work this year. Concern was expressed that there might not be time or manpower to do the pool work this year.

Jodi Sorenson reported on the financials. The budget had been changed to reflect the building assessment to be $200,000. The Snow Fox reimbursement income is $12,000. They have paid and we are on track. The amount we have already spent on repair/maintenance to date is high and that expense was due to Jim Kleckner’s unit repair and our boiler. The annual meeting minutes reflect changes to be made to the budget. As the budget was accepted on contingency that the changes be made, the budget is approved.

Nancy Erwin gave a report on the status of the fire alarm security. We are offline with the fire department so if an alarm goes off in a unit and a fire is detected, we need to dial 911 to get the fire department to come. We are awaiting bids from companies for replacing our entire system or beginning to replace the system by replacing panels only. Jim Parsons stated that we might want to find out from the fire department if we are required to be connected to them, what the most basic required system would be, and what type of superior upgrades are available. It was expressed that safety on the fourth floor be our primary concern and the ability to get Genevieve Ormond out quickly.

Victoria Sanchez asked if we could use building remodel money for the fire alarm system. That was going to be looked into. No one was quite sure.

Sharon Kendall pointed out that the dollar amount stated in our reserve study was below what it would be now. She recommended that we get “keep off the grass” signs. Victoria stated she would get some to place on the yard area below the building.

Jodi Sorenson stated that we needed to raise our monthly dues due to the rise in costs of everything nationwide, but especially to the rise in Vail. Joe Greco pointed out that we can not raise the monthly dues, unless we call a special meeting and vote to approve the raise at a special meeting of owners. He also stated that we were never shown a 2021 profit and loss statement. Jodi responded that she would attempt to procure that.

Jodi reported that a 5 year audit would be underway after April 15. We have all the bank statements from 2017 onward, which should really help the auditor.

Next quarterly meeting TBA.

Nancy Erwin made a motion to close the meeting at 10: 57. Victoria Sanchez seconded that motion and the meeting was adjourned.