

Meadowood Condominiums Homeowners Association  
1512 Grand Ave., Suite 109  
Glenwood Springs, CO 81602  
(970) 945-7266

Board Meeting  
July 24, 2018

The Meadowood Condominiums Owners Association met at CPM Offices (1512 Grand Ave Glenwood Springs, CO 81601) on July 24, 2018. The meeting was called to order at 5:30 pm. A quorum of the members was established.

BOARD MEMBERS PRESENT

Scott Butler	Jeff Peterson
Barclay Lemmon	John Haines

OTHERS PRESENT

Justin Windholz – Crystal Property Management (CPM)

- Previous Meeting Minutes
  - The Board reviewed the February 2018 Board meeting minutes. A motion was made to approve the minutes. The motion was seconded and approved.
- Financial Reports
  - The Board reviewed the financial reports through June 2018. The Board discussed the reports. A motion was made to approve the reports. The motion was seconded and approved.
  - The Board discussed the 2019 budget. It was agreed that the budget would be prepared with an increase in dues to help increase reserve funding. This will be drafted and reviewed for the next Board meeting.
- Old Business
  - The Board discussed the legal proceedings concerning one owner. The legal action is nearing a close and the owner is making payments towards their balance. The unit is also for sale and because the lien has been filed, the debt of the owner will be paid in full at closing if not sooner.
- New Business
  - The Board discussed maintenance at the property.
    - The City of Glenwood is doing electric repairs on Pitkin Ave. The City asked permission to cut into the asphalt of the driveway along Pitkin. The City was granted permission given they make repairs to the drive.
    - The Board discussed installing bollards behind the dumpsters to prevent the cans from knocking into the building and doing damage. The project was approved and will be completed soon.
    - The Board approved a project to have the parking spaces re-stenciled. This will be scheduled for the near future.
    - A repair is needed to the dumpster by building A. This will be reported to the trash company to have it repaired.
    - The carpet outside the building doors will be replaced and updated. This project should happen soon.

With no further business the meeting was adjourned at 7:15 pm. The next Board meeting was scheduled for September 18, 2018 at 5:30 at CPM offices.

Respectfully,

Justin Windholz