

**GOLD POINT I AND II HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS  
MEETING MINUTES**

**Saturday, May 12, 2007**

**Attendance**

Board Members Present: Gold Point I - Dave Truitt, Ken Kordes, Harriet Couillard, Lee Gentry, and Leonard Fowler.

Gold Point II – Dana Moran, Ken Kordes, Sally Frederick

Owners Present: Pete Palliardi

Management Present: Kit Armour and Lisa Vaughn

Board Members Absent: Carlo and Patti Patane

**Call to Order**

Dave Truitt called the meeting to order at 9:00 a.m.

**Agenda**

Add to New Business -

- Wireless on property.
- Taking credit cards for Homeowners' Dues.

**Minutes**

Len motioned to accept the January 16, 2007 meeting minutes. Ken seconded the motion and all approved.

**Financials**

**Gold Point I and II**

Kit discussed the variance report for Gold Point I and II with the Board.

Ken motioned to accept the Gold Point I unaudited financials. Len seconded the motion and all approved.

Dana motioned to accept the Gold Point II unaudited financials. Sally seconded the motion and all approved.

**Old Business**

**Collections Update**

Kit said she had just run a new report before the meeting and Gold Point I was 4.3% and Gold Point II was 3.3%.

Lee asked if the industry was 10% or higher for collections. Kit said we are very low compared to the industry average delinquency rate.

Peter asked if we have asked the owners why they are delinquent. Kit responded that we do not have specific reasons for owners that are delinquent. Kit would try and get a report from Aspen National Collections regarding why owners are delinquent.

### **Wireless Connection**

Kit said that she had not received a report on the income generated from the wireless on property.

There was a room discussion on if the owners lounge computer should go back to no charge for internet usage.

Dana motioned to have the owners lounge computer free for internet usage with a sign to notify guests of a twenty minute time limit. Lee seconded the motion and all approved.

### **Project Report**

#### **Housekeeping Report**

Kit said that Kim in housekeeping has made some granite cutting boards and is selling them to the resort for \$50.

Kit discussed the laundry facility that we currently have and said that we have outgrown it and are looking to build a new facility to accommodate our current laundry and upcoming needs.

Kit said the amount she received for wood blinds for the units is approximately \$1,100. The board wanted to get additional bids for different styles of blinds.

Kim wanted to get approval from the Board for plastic storage bags for the extra blankets in the units. The Board approved the storage bags.

### **Maintenance Report**

The Board had a lot of positive comments regarding the remodel of the hot tubs.

The Board wants to get someone to look at the mine shaft for cost of repairing.

### **Action Items**

- #99 – Letter to Interval International for a non-exclusive contract.
- #98 – Prefer not to have to separate accounts
- #97 – New binders for the annual meeting
- #92 – Kit will look into

### **New Action Items:**

- Get report from Aspen National regarding reason for owners being delinquent.
- Get pricing for different styles of blinds
- Have someone look at mine shaft for repairs
- Sand some of the deck boards so they are even.
- Ask Dale if shower heads were changed
- Get agenda for Woodmoor at Breckenridge Association

## **New Business**

The Board wanted to try to plan another two day retreat for the Annual Meeting.

Len motioned to have a two day retreat on October 12<sup>th</sup> and 13<sup>th</sup> for the 2007 Annual Meeting. Dana seconded the motion and all approved.

The Board requested to use Grand Timber Lodge Day Use Room for the meeting.

The Board wanted more information about the agenda for Woodmoor at Breckenridge Homeowners Association and the \$50 assessment. Kit said she would find out more information and report to the Board.

## **2007-2008 Budget**

Kit discussed the 2007-2008 budget with the Board.

Dave said that items increasing are items we can not control.

Len suggested looking at smaller items that we can control such as water usage, etc. Len wanted to know if Dale in maintenance replaced the shower heads for water restriction.

Lee motioned to approve the 2007-2008 budget for Gold Point I. Harriet seconded the motion and all approved.

Ken motioned to approve the 2007-2008 budget for Gold Point II. Dana seconded the motion and all approved.

## **Next Board Meeting**

The Board scheduled the next Board and Annual Meeting for Friday, October 12 and 13, 2007 at Grand Timber Lodge Day Use Room.

## **Adjournment**

Ken motioned for the meeting to be adjourned. Dana seconded the motion. The meeting was adjourned at 11:27 a.m.

Minutes Prepared by Lisa Vaughn

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