

Pine Meadows HOA Board Meeting Minutes APPROVED

February 8, 2023

10:00 am MT

Via Zoom

Telluride CO 81435

Meeting called to order at 10:01 AM MT

Board members present:

Gabriel Bustamante

Sherry Reese

Allen Watson

Craig LaFollette

Others present:

Anita Cody-Property Manager

A quorum was met with 4 of the 5 board members in attendance.

December 2, 2022 and December 16, 2022 Meeting minutes were approved by Allen and Seconded by Sherry. All were in favor.

Agenda:

1. Review of the YE 2022 Financials. Allen made a motion to move \$2000 of the surplus income from 2022 to a credit to the 2023 operating budget. Then allocate \$6,483.72 to the capital reserve accounts. Sherry seconded the motion and all were in favor.
Karen will review the reserve study document to make sure all of the YE 2022 numbers are correct in the RS worksheets.
2. Fiberoptic Update- Sherry said that there are two option for the cabling of the fiber to each unit.
 - a) Conduit run on each building to the desired location
 - b) Trenching of the driveway prior to the overlaySherry noted that it would be best to meet with owners in March when they are in residence to look at the two options.
3. Parking Policy update—Allen moved to adopt the updated parking policy, Craig seconded the motion and all were in favor.
4. Reserve Fund Investment Policy—Sherry moved to adopt the Reserve Fund Investment Policy and Allen seconded the motion. All were in favor.
Gabe will provide information on Flourish cash which is an investment group.
Sherry made a motion to open an account with Flourish and Anita and Gabe being the two signors on the account.

Anita noted that all the policies for the HOA will be in one document and posted on the website.

Meeting adjourned at 10:56 AM MT