

**Dillon Pines
Board of Directors Meeting
November 20, 2020**

Board members present via Zoom were Tori Gustafson, Kathleen Kelble and Mary Kay Stewart. A quorum was present.

Representing Summit Resort Group via Zoom was Deb Borel.

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I. Call to Order

The meeting was called to order at 11:00 am.

II. Owners' Forum

No Owners, other than board members, were present.

III. Approve Minutes from previous Board Meetings – Mary Kay made a motion to approve the minutes from the August 27, 2020 and October 3, 2020 Board meetings. Kathleen seconded, and the motion carried. The Annual meeting minutes were included in the packet for review. They will be approved at the 2021 Annual HOA Meeting.

IV. Financials

September 30, 2020 close financials reports \$10,931.05 in Operating and \$55,960.69 in Reserves.

September 2020 Profit and Loss statement reports that the Association is \$70.07 under budget in year to date Operating expenses.

All Reserves contributions have been made in 2020.

V. Ratify Board Actions via Email

Kathleen made a motion to ratify the following Board action via email that has taken place since the last meeting.

A. 9/18/20 – Snow Removal contract with EJ's was approved
Mary Kay seconded, and the motion carried.

VI. Old Business

A. Sewer Cleanout Email from N1 – Deb began the conversation by telling the board that she spoke with Alex from Ace Sewer and Drain on Wednesday, November 18, 2020. He stated that when he was jetting the sewer line on the north building in October, the line was so old that a portion of it deteriorated and had to be replaced. The total bill for the jetting and repair was just under \$1,000. Alex stated that there is more that needs to be replaced and he recommends a plumber look to see if more of the pipe in the crawl spaces needs replacing. He said that de-scaling the entire line would more likely than not cause the whole pipe to deteriorate. He stated that if the line deteriorates and fails, the cost would be in

the 5 digits and would not start with a 1. He does not recommend annual jetting of this building and will not jet the South building due to obvious concerns. He said that if we have backups in the south building, he will unclog the area, but does not recommend a maintenance program to the south building either. SRG will get a bid to lay new sewer lines in both north and south buildings in the spring. Deb will send an email to the owner of N1 letting them know of the board's decision. The board will be copied on this email.

- B. Siding on the Ends of the Buildings – this is pending and will take place when George is in town.

VII. New Business

- A. Tree Replacement – The owner who removed the tree this summer will pay to have another one placed in the spring.

IV. Next Meeting Date

The next Board of Directors meeting (via Zoom) will be in the first quarter of 2021. Deb will email the board in February to set a date.

V. Adjournment

With no further business, at 11:23 am, a motion was made and seconded to adjourn the meeting.

Approved by: _____ Date: _____