

Meeting of Chateau Acadian Board of Directors

Summit Resort Group

July 24th, 2020

12:00 pm

I. Call to Order

The meeting was called to order at 12:03 pm. Jim Watson, Jim Durning, Kate Schulte, Sandy Nelson, Bob Lagneaux, Kristine Koblenzer, and Kristina Minchow attended via Zoom videoconference. Katie Kuhn and Kevin Carson represented SRG.

II. Owners Forum

No owners were present.

III. Approval of Meeting Minutes

The minutes of the 5-15-20 board meeting were reviewed. Kristina Minchow made a motion to approve. Jim Durning seconded and the motion carried.

IV. Financial Report

- I. June 30th, 2020 close financials report that we have \$12,675 in Operating, \$32,813 in the Reserve Account, and \$16,000 in the Roof Reserve Account.
- II. June 30th, 2020 Profit and Loss reports \$60,751 of actual expenditures vs. \$66,260 of budgeted expenditures which is favorable to budget by \$5,508

Major areas of variance:

Roof Snow Removal - \$1000 under due to timing

Landscaping - \$1,383 under

III. All reserve contributions have been made.

IV. A/R is good! All units are current on dues. Negatives are prepaid.

V. Managing Agents Report

Completed items

- None since annual meeting

VI. Actions via Email

- None since the last board meeting.

VII. Old Business

- Parking - It was noted in the annual meeting that owners can negotiate with their neighbors to use empty parking spots, but the spots may not be used by renters. The board discussed this and decided to table the issue at this time.

VIII. New Business

- Jim Watson received an estimate of \$300 to hire a private investigator to track down the missing hot tub contractor. Jim W made a motion to hire a PI not to exceed \$200. Bob L seconded and the motion carried.

- The Board discussed wear and tear on common area facilities in relation to monthly dues and rental surcharges. Jim W and Sandy will look into the cost breakdown. The issue was tabled until more data is available.
- The Board reviewed a letter from Hellen Brook regarding rental surcharges. Jim W will reach out to her with a response.
- An owner requested to add two security cameras. One at the front door and one on the rear deck. The board reviewed the request. The owner will need to provide more information before a decision can be reached.
- SRG was asked to update the animal inventory and post it on the CA website.

IX. Executive Session

The Board did not hold an executive session during this meeting.

X. Next Meeting Date

The next board meeting was scheduled for September 18th at 12:00pm.

XI. Adjournment

With no further business, at 12:58 pm, the meeting was adjourned.

Approved: _____9/18/2021_____