

The Creek at Frisco
Board Meeting Minutes – Pre Annual Meeting
August 1, 2025

I. Call to Order

The meeting was called to order at 9:31 am. Board members present constituting a quorum were Theresa Dombrowski and Keith Molenaar. Representing Summit Resort Group was Deb Borel.

II. Owners Forum

Homeowner, Bill Faith, was present. The meeting notice was posted on the website.

III. Review Minutes from August 2, 2024 Board Meetings

The Board reviewed the minutes from the pre and post 2024 annual meeting board meetings. Theresa made a motion to approve the minutes as presented. Keith seconded, and the motion carried.

IV. Actions via Email

Keith made a motion to approve the following actions that have been made via email since the last board meeting:

- 08/21/2024 – Annual Meeting Minutes and Post Meeting Mailer Approved
- 09/03/2024 – Approval of bylaw amendment for presentation at 2025 annual meeting
- 09/13/2024 – Approval to install sauna pm at 312B Streamside
- 10/17/2024 – Approval for snow removal 3-year contract
- 10/27/2024 – Approval of email phone and collection policies
- 11/11/2024 – Approval of 2025 Property Management Renewal
- 03/10/2025 – Approval to renew insurance with Farmers with \$5M umbrella
- 03/18/2025 – Approval to renew insurance with Farmers with \$10M umbrella
- 05/04/2025 – Approval for 326B to re-stain home
- 06/19/2025 – Approval of 2026 budget and annual meeting notice to be sent to owners

Therese seconded, and the motion carried.

V. New Business

- A. Annual Meeting Packet Review – The board reviewed the annual meeting packet and presentation.
- B. Theresa made a motion that all positions stay the same as long as she is elected back onto the board. Keith seconded, and the motion carried.
- C. The current board members have reviewed the Conflict of Interest Policy and have signed the required acknowledgement.

VI. Next Meeting Date

- A. The next Board meeting will be held on Wednesday, August 5, 2026 at 5:00 pm. A short meeting to elect officers will follow the annual meeting.

VII. Adjournment

- A. With no further business, the meeting adjourned at 9:52 am with a motion, a second and all in favor.

Approved by:_____ Date:_____