

THE POINTE at LAKE DILLON HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
November 10, 2020

I. CALL TO ORDER

The meeting was called to order at 1:04 pm.

Board members in attendance via Zoom video conference were Terri Golden and Gladys Nieto. Representing Summit Resort Group were Kevin Lovett and Katie Kuhn.

A quorum was present.

II. OWNERS FORUM

There were no owners present.

III. APPROVE PREVIOUS MEETING MINUTES

Terri moved to approve the minutes of the September 18, 2020 Board Meeting. Gladys seconded and the motion carried.

IV. FINANCIALS

Katie reviewed the financials as follows:

September 30, 2020 Financials

Operating Account Balance	\$13,696.57
Reserve Account Balance	\$50,061.48

September 30, 2020 Profit and Loss vs Budget reports \$99,058 of actual expenditures vs \$98,739 of budgeted expenditures, resulting in a \$319 unfavorable variance.

Areas of Variance

Roof Snow - \$2,359 under budget

Repair and Maint - \$2,510 over budget due to roof leak in 102D, bird spike installation, and gutter repairs and cleaning.

A/R is good! Negatives are prepaid. All reserve transfers have been made.

The 2021 budget was approved with a \$110 per month increase to fund the reserves. A special assessment will also likely be due in 2022.

V. MANAGING AGENTS REPORT

Katie reported on the following.

Project Update:

Completed

- Stones removed from 101 building posts
- Gutter repairs and cleaning
- Irrigation shut off
- Plowing contract renewed

Pending

- Roof repairs (Scheduled for 18th and 19th)

- Wood post evaluation

VI. RATIFY BOARD ACTIONS VIA EMAIL

Terri moved to approve the following actions via email. Gladys seconded and the motion carried.

- 11/3/20 Roof Repairs (Approved)

VII. OLD BUSINESS

There was no old business to discuss.

VIII. NEW BUSINESS

- 102F Deck repairs were approved.
- The Annual Meeting Notice documents were approved.
- Fire Sprinkler Repairs with WSFP were approved for \$3,066 to be done in 2021.

IX. NEXT MEETING DATE

The next meeting will be the annual on December 5th.

X. ADJOURNMENT

With no further business, at 1:51pm the meeting was adjourned.

Approved: _____12/05/2020_____