

Sail Lofts Owners Association
Board of Directors Meeting
Date: 6/23/2021
Time: 4:00 PM MST
Location: Zoom Conference

MEETING MINUTES APPROVED

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1. Roll Call/Quorum/Call to Order

- a. Association Board of Directors: Alice Landoch, Nicole Miller, Ray Tyburski
- b. Association Membership: Bluhm, Mueller, Cassidy, Voevodin, Johnson, Livingston, Wyman
- c. Management: Chris Tanis
- d. A quorum is deemed present for the meeting.
- e. The meeting was called to order by Ray at 4:06 PM (MST), all board members and attendees were in favor to begin the meeting.

2. Approval of Minutes

- a. Ray motioned to approved minutes of 5/24/2021 minutes. Alice seconded w/ inclusion of some written corrections (these will be added and approved), Unanimously approved.

3. Public Comments

None

4. New Business

- a. Landscaping – Having issues with current landscaper, Nik Symon. He does not have enough workers due to Covid 19. Nik only has time to mow. Ray met with new landscaper, Bobby Ryan. Ray will organize homeowners to assist with weeding/mulch/etc.
- b. Leak - Building One Garage Ceiling Leak. Bold is trying to locate source and will repair.
- c. Security Cameras – Board directed Management to get quote for security cameras for each exterior door of each building.
- d. Rules – Nicole motioned to approve new rules, Alice seconded. Unanimously approved. Will add potential \$500 fee/deposit and get clarity on pets after consulting with Attorney.
- e. Insurance – Ray signed updated insurance & umbrella policy.
- f. Heating Issues Building Two – Management will turn down all thermostats and monitor issues. A&L Plumbing might need to inspect and repair building system if needed.
- g. Canopy Accounting System – Management will invite Board to access this system.

5. Old Business

- a. Collection Policy – Ray signed. Management will retain and will replace Responsible Governance Policies.
- b. Credits – February 2021. Management confirmed credits were given appropriately.
- c. Survey – Management sent out survey.
- d. Parking Signage – Dillon Towing is dropping off Parking Signs. Board and Management will plan a walk-around of both buildings. New Sail Lofts parking signs are being made.
- e. Cleaning – Current cleaning company (Quality Services) is still doing a sub-par job.
- f. Hallway Painting and Touch-up – Management is continuing to clean/paint hallway and common area scuffs and marks.
- g. Window Cleaning – Management will schedule exterior window cleaning.
- h. Garbage Contract – Vendor seems to be coming every day. Management confirmed contact is pick-up of 2x week for trash, 1x week for glass. The extra dumpster in Bldg One needs to be removed.
- i. Parking Passes – Management will investigate parking pass distribution. Owners seem to be missing passes.

6. Adjournment

- a. Meeting adjourned at 5:14pm

7. Executive Session

- a. Board and Management went into Executive Session to discuss Developer Settlement.