

DRAFT
LIVERY HOMEOWNERS' ASSOCIATION
SPECIAL BOARD MEETING
April 8th, 2020, 3:00 P.M. (MST)
Teleconference:
Call in number: 1-605-472-5326 Passcode: 769832#

MINUTES

1. Roll call, determination of quorum and certification of proxies. Clifford Hansen Unit 101, Cara Nakata Res 2A, Tom and Susan Easthope Res 1C, Josh Rapport, William Herring, Paul O'Rourke Res 2B, Keith Berland Res 2C.
Also present: Judi Balkind, HOA Manager
2. Motion to approve/waive notice of meeting.
Cara Nakata made a motion to approve the notice. Susan Easthope seconded, and the motion passed unanimously.
3. Determination of quorum
4. Unfinished Business.
 - a. Snowmelt System Repair:
 - Bid from Elk Mountain – consists of Preston Carver and Par Mechanical
 - Bid from Elisa Cortes –concrete submitted to Clifford Hansen & Pallante Plumbing

Clifford Hansen made a motion to move forward with a budget of \$23,000.00 for the repairs. Susan Easthope seconded and the motion. Discussion ensued.

Josh Rapport - *yes*
Paul O'Rourke - *yes*
William Herring
Keith Berland
Clifford Hansen - *yes*
Susan and Tom Easthope - *yes*
Cara Nakata - *yes*

Clifford Hansen made a motion to move \$5k back into reserve. Cara Nakata seconded, and the motion passed unanimously.

The special assessment will be billed in April with a request for payment to be made by May 31, 2020.

- Cost of Bond to the Town – held for one year before refund – suggested \$5,000.00
- b. Boiler Room Ventilation
 - Bid from Snipps Heat & Air -\$2,500.00 does not include cutting of concrete Core out 2 different holes in the garage; one provides refreshing air.
 - Estimate for cutting of cutting of concrete – Klean Kut – verbal \$300.00
 - Suggestion from Par Mechanical – switch boilers to “on demand”. Boilers are

working 24 hours per day. Should be switched to “on demand”. Flipping through a couple of switches to on demand, we could

- Josh found that only 2 of the boilers were not on the “on demand” system vs all. Josh commented the boilers are extremely hot and he wouldn’t see changing them would help. How loud is the fan? 1C is in the garage.
- Clifford Hansen made a motion to reconvene on Wednesday April 22nd at 3:00 pm. Susan Easthope seconded, and the motion passed.

5. New Business.

- a. Review of current financials -
- b. Payment of Andy Vandenburg’s invoices for snow removal and Dynamic Fire protection
- c. Special assessment if snowmelt repair is approved
- d. Other:

6. Next meeting date and place:

7. Adjournment: ***Cara Nakata made a motion to adjourn the meeting. Susan Easthope seconded, and the meeting was adjourned.***