

San Juan Village Home Owners' Association Annual Meeting Minutes

November 17, 2010

Wildwood Canyon Inn, 627 W. Colorado Ave., Telluride, CO 81435

Members Present: Anita Cody, President, Terrie Dollard, Vice-President, Teddy Errico, Owner

Other Present: Margaret Cruzavala, Property Manager (via tele-conference)

Proxies received: John Doerr (appointing Mark Dollard), Blazik, Kanner, Finger (x 2) (appointing Anita Cody)

I. Call to Order – 5:05pm

II. President's Opening Comments – Anita Cody

- Quorum of 10% of membership has been met.
- Terrie made a motion to approve the minutes from last year's annual meeting, seconded by Teddy and approved unanimously.

III. Discussion Items

- Snow Plowing Contract: Ray has submitted a contract for 2010-2011 that is basically the same as last year's, with no increase in hourly rate. The only change is that he will plow when the snow accumulation reaches four inches from the previous six inches. Owners are responsible for snow removal from their driveway including any build up at the end of their driveway which is created by the snow plow.
- Financials: Margaret presented the actual Profit and Loss 2009-10 and the Balance Sheet as of 5/31/10 and 10/25/10, stating that once again, a net gain was realized. After the winter snow season, any excess monies will again be deposited into the CD at Alpine Bank. The account balance for the CD at this time is \$6,051.85. The 2010-11 budget was reviewed. It is based off the actual Profit and Loss of 2009-10. A net gain of \$2,696.97 is projected. There will be no increase in Membership Dues for 2010-11.

IV. Action Items

- Teddy made a motion to approve the 2010-11 snow removal contract, seconded by Terrie and approved unanimously.
- Anita made a motion to approve the 2010-11 Budget, seconded by Terrie and approved unanimously.
- Election of Officers for 2010-11: The following people were elected by unanimous vote:
 - Terrie Dollard – President,
 - Teddy Errico – Vice-President

- o Anita Cody – Secretary/Treasurer

V. New Business

- Coronet Lane Parking:
 - o There have been disagreements between owners regarding illegal parking on this Town owned street.
 - o There are currently 2 "No Parking" signs that are visible on this street. Owners have their own driveways and garages and also the parking lot by Tomboy Condos in which to park their vehicles.
 - o Coronet Lane must be kept free of vehicles in case of an emergency and during the winter for snow plow access.
 - o Ray Cody will speak with the involved parties and seek resolution.
 - o If this is not successful, Terrie Dollard will draft a letter to be sent to all owners regarding the no parking rule. Included will be language from the Declarations and the By-Laws.
 - o Further action will be taken if illegal parking on Coronet Lane continues.
- Property Management:
 - o A request for bidding out the HOA financial management was received by Teddy.
 - o Therefore, all interested parties must submit a letter of intent by December 15, 2010 stating their qualifications and fee.
 - o The Officers will review the letters of intent and announce their decision prior to December 31, 2010.

VI. Adjournment – 5:30pm

- The next annual meeting will be held in the fall of 2011, exact date and location TBA.
- Teddy made a motion for adjournment, seconded by Terrie and approved unanimously.

I attest that these minutes are a true recording of this meeting:

T. Errico

11/18/2010

Vice-President

Date