MINUTES
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2022 Gold Dust Crossing HOA – Member Meeting

April 26, 2022

Members Present (on zoom):
Stewart Seeligson, Anneliese Riebel, Marie Gamweger, Marki Knopp, John Hemphill, Scott Chambers, Web Raulston

Others Present:
Sherry Brieske, Judi Balkind

1. Call to Order

John called the meeting to order at 3:00 PM MT and declared a Quorum.

2. Election of new officers:

John nominated Stewart as Vice President and Anneliese seconded. Anneliese nominated John as President and Stewart seconded. Stewart nominated Scott as Secretary and Anneliese seconded. All were unanimously approved with separate votes.

3. Minutes:

A) Annaliese made motion to approve 2021 Minutes presented by John. Marie seconded and 2021 Minutes were unanimously approved.

4. Budget / Financials:

A) Scott moved to push the budget back 30 days in consideration of Judi being the new accountant. Anneliese suggested that members be able to vote by email on the budget. Marki seconded. Motion passed unanimously.

B) Marki moved to that John, Stewart, Scott and Judi be added as signers. John seconded. Passed unanimously. Judi pointed out that the bank would require that Marki deliver the minutes to the meeting approving the new signers.

C) Discussion regarding whether a second signer should be required for larger amounts. Discussion was tabled to

5. Building Report

A) Sherry Brieske presented Building Manager Report.

B) The fire/alarm system was discussed as being updated and now to code.
C) Elevator was discussed as being non operable with some sense of urgency as the annual elevator inspection was in Mid May
D) Discussion regarding the elevator closet location led to a motion by Scott to allow the Board (the officers) to move forward as they see fit. Seconded by Anneliese and passed unanimously.

6. Old Business

A) Motion passed to pay for the elevator repair our of reserves.
B) Motion passed that the dues shall be increased to replenish the reserves for the elevator repair AND an additional $5,000 as agreed in the 2020 meeting.
C) Location of garbage cans was discussed including consideration of putting the garbage cans on the South side of the building

7. New Business

A) Exterior lighting was discussed as being too bright in front of the commercial. Anneliese noted that the lights were on a timer.
B) Exterior siding was discussed, and it was agreed that the Board should investigate alternatives to the existing siding.
C) Short-term rentals were discussed and it was agreed to collect data throughout the year of any disturbances or damaged caused by renters. It was additionally agreed that the Rules and Regs should be reviewed, and the property management companies should be informed as to any rules that tenants must follow.

8. Adjournment

John made motion to adjourn meeting and Stewart seconded. Motion was approved unanimously, and meeting was adjourned about 4:55 PM MT.

Prepared by Stewart Seeligson, Vice President
5/11/22

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