

**Spinnaker at Lake Dillon Condominium Association**  
Board of Managers Meeting  
February 4, 2021

**MINUTES**

**Call to Order**

The Meeting was called to order on February 4, 2021 at 5:38 p.m. via electronic means, Zoom®. Sue Pilcher chaired the meeting.

Directors Present:	President:	Sue Pilcher
	Treasurer:	Sue Bauer
	Secretary:	James "Skip" Spensley
	Member-at-Large:	Mark Stevenson
Directors Absent:	Vice President:	Stanley Turner
	Member-at-Large:	David Klaversma
	Member-at-Large:	Allen Kirsh
Others Present:	HillStar Management (HSM)	Gwen Ballard, CAM
	Olave Bookkeeping	Georgia Olave

**Property Owner Forum:** There were no Owners in attendance to address the forum.

**Approval of Agenda:** The Board reviewed the agenda of the February 4, 2021 Board of Managers Meeting. ***A motion was made and seconded to approve the agenda as presented. The motion carried unanimously.***

**Approval of Previous Meeting Minutes:** The Board reviewed the meeting minutes from the January 27, 2021 Board Meeting. ***A motion was made and seconded to approve the minutes as written. The motion carried unanimously.***

- A. **2021-2022 Operating Budget:** Management, Olave and the Board reviewed the first draft of the 2021-2022 operating budget. After extensive discussion, the Board scheduled a meeting to specifically review the budget on February 9, 2021 at 6:00 p.m. via Zoom®.
- B. **Attorney Proposals:** Management provided the Board with proposals from two (2) legal firms in Colorado that specialize in the management of Associations. The Board asked Management to schedule Zoom® meetings with each of them and request a formal proposal from Turner Law.

**Adjournment:** The meeting was adjourned at 6:34 p.m. The next Meeting of the Board will be on February 9, 2021 at 6:00 p.m. via electronic means, Zoom®.