

Spinnaker at Lake Dillon Condominium Association
Board of Managers Meeting
February 5, 2025

MINUTES

Call to Order

The Meeting was called to order on February 5, 2025 at 5:04 p.m. via electronic means, Zoom®. Skip Spensley chaired the meeting.

Directors Present:	Vice President/Secretary:	James “Skip” Spensley
	Treasurer:	Sue Bauer
	Member-at-Large:	Mark Stevenson
	Member-at-Large:	Allen Kirsh
	Member-at-Large:	Don Daffron
	Member-at-Large:	David Swenson

Directors Absent:	President:	Vicky Lee
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Others Present:	HillStar Management (HSM)	Gwen Ballard, CAM
	Olave Bookkeeping	Georgia Olave

Property Owner Forum: There were no owners in attendance to address the Property Owner Forum.

2024/2025 Operating Budget: The Board reviewed the budget prepared by Olave Bookkeeping and HillStar Management. Overall, the assessment increase will be approximately 5% for Whole Owners and 8% for Interval Owners. ***A motion was made and seconded to approve the 2025/2026 Operating Budget. The motion carried unanimously.*** The Budget Ratification Meeting will be held on February 26, 2025, at 5:30 p.m.

Executive Session: The Board entered Executive Session at 6:10 p.m. to discuss employee wages. The Board exited Executive Session at 6:15 p.m. ***A motion was made and seconded to award Gwen a bonus of \$2,000 for her dedication and hard work over this past year. The motion carried unanimously.***

Adjournment: The meeting was adjourned at 5:16 p.m. The next regularly scheduled meeting of the Board is TBD.