

Spinnaker at Lake Dillon

Annual Owners Meeting

May 17, 2016

Meeting called to order by President Sue Pilcher at 6:30 PM. Board members in attendance were Vice President Mark Stevenson, Treasurer Maureen Grabeklis, Secretary Barry Georgopoulos, Barb Hermanson, David Swenson, and Property Managers Keara Polich and Deb Polich. Lou Semin absent. Board Members all introduced themselves to the 7 Owners in attendance. Keara gave tenure of all Board Members.

A motion to approve the corrected minutes of the last Annual Owners Meeting on May 19, 2015 meeting was made, seconded, and passed.

Keara reported on improvements/replacements since the last annual meeting. New flooring in elevator. South wall crack waiting for good weather. New boards beneath patio railings made of composite that will not rot out are still planned. Still working with contractor to identify best material and cost.

Maureen reviewed the financial report. Indicated we are ahead of last year.

Cost savings are expected from reducing the newsletter to twice a year and using email for newsletters and billings to the extent possible. Care must be taken to ensure all receive information by double checking the email list against the hard copy mailing list.

We are currently into our fifth and final year of the five year remodeling project. Remodel Project update identified Units 207, 106A & 209, 203 & 204, 104 & 105, 305 & 308, 303 & 304, 306 & 307, 107 & 208 have been remodeled over the last 4 years with 205 & 206 being done this week. Units 106B and 108 (final 2) will be completed during the fall down week.

Computer upgrades may have to wait until remodeling is complete. Suggestions from owners:

One major issue of concern is ongoing and increasing delinquencies/property deed claims and abandonments. The association owns nine units.

Elections were conducted. The two incumbents (Pilcher & Georgopoulos) whose terms are expiring indicated they would continue to serve if elected. Nominations were held and no other candidates were nominated. Candidates Sue Pilcher & Barry Georgopoulos were elected.

Final recap of concerns: Upcoming expenditures mostly routine except internet upgrade. Explore increasing information available to owners and potential owners. Contact information for Board Members to be made available on the web site.

Meeting adjourned at 7:15 PM.

Respectfully Submitted,

Barry Georgopoulos, Secretary