

**ANACONDA CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTOR'S MEETING  
JULY 15, 2015**

Call to order:

The meeting was called to order by president, Dick McKay, at 3:35 PM. The meeting was conducted by telephone conference call.

Board Members Participating:

Dick McKay  
Joy Reinke  
Robert Kay  
Joe Wilson

Board Member Absent:

Stan Sprinkle (excused absence)

Others:

Tom Malmgren

Minutes of Prior Meeting:

No formal approval of the minutes was conducted. However, all members were provided a copy of the minutes and no objections to the minutes were voiced.

Resort Internet Contract:

Dick McKay stated that he has thoroughly read through the Resort Internet contract and feels it is acceptable to be signed by the Anaconda HOA. All board members on the call agreed that they had read through the contract and authorized Dick to execute it on behalf of the Anaconda HOA.

Financial Update:

Tom reported that Julie Hansen has not completed the quarter end financial reports for the quarter ending June 30, as we just received the Xcel (electric and gas) bills within the past few days. Once completed, he will e-mail them to all board members.

Manager's Update:

Weather stripping at doors has not been arranged for with a contractor. Tom and Dallas will intensify their efforts to get this accomplished.

Planter Box at Building 1: The board will meet on site (per last meeting) to view, discuss and make a decision.

Carpeting repairs have not been accomplished yet. Small jobs such as this are difficult to get done.

Tom has spoken to Dede Tusso about looking at the hallways and common areas, but she is too busy right now to look.

The fireplace flue in unit 202 was video'd per the board's authorization after the last board meeting. Repairs were done on July 9<sup>th</sup> and the billing was just received today. The total bill (including the video expense) = \$537.50. After discussion regarding responsibility, the board authorized Tom to have this bill paid by the association.

Tom reported that the updates to the website as a result of the prior board meeting have been posted by Kyle Smith.

Discussion regarding a violation to the parking rules and regulations ended with an update that the subject vehicle has been removed from the Anaconda parking area and thus, the problem solved itself.

Other Business:

As a follow up from the prior board meeting Tom reported that the Board of County Commissioners (BOCC) approved the PUD Amendment that Copper requested, allowing camping at three locations for Charitable, Athletic events. Four per year were endorsed. This, despite 61 letters opposing this received from owners. One letter was received supporting the Amendment.

Tom updated the board that the Metropolitan District Board and the Resort Chamber Board are conducting work sessions to 'brainstorm' ideas regarding future funding for the Metropolitan District. He explained that a recent meeting resulted in the two boards talking about a village wide Real Estate Transfer Assessment (RETA) that would apply to all sales. Currently there is a 1.5% RETA for the Village At Copper impacting buildings constructed since 1999. The board briefly discussed this with Joe Wilson inquiring if the Anaconda Association could put in place its own transfer assessment to bring money to the HOA upon the transfer of a property. Tom responded that he believes the HOA could do so but expressed concern that this could bring a negative impact on the ability to successfully sell properties vs. other buildings that do not have this. Joe stated he thought the board should study this concept.

It was reported that both lanes of Copper Road and the Shuttle land have received the overlay of asphalt and the surface is now very smooth to the delight of cyclists.

Next Meeting:

The next board meeting was scheduled for September 4, 2015 at 10 AM in unit 105 Anaconda.

The annual meeting of the HOA will follow at noon on Friday, September 4, 2015.

New Business:

Tom stated he did not have any new business to come before the board.

Joe Wilson state he did have business that he wished to discuss with the board only. Thus, Tom was excused from the meeting at 4 PM.

Adjournment:

Since Tom was not present on the call at the end, he is unable to complete this portion of the meeting.

Respectfully submitted,

Accepted,

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Thomas J. Malmgren, Managing Agent

Dick McKay, President

ANACONDA ACTION PLAN

Prepared by Dick McKay

Date: July 25th, 2015

**STEPS TO BE TAKEN**

ASSIGNED

TARGET

TO

DATE

ON OR

BEFORE

- |    | ASSIGNED TO | TARGET DATE ON OR BEFORE |
|----|-------------|--------------------------|
| 1  | TM          | 10/15/2015               |
| 2  | TM          | 10/15/2015               |
| 3  | TM/DJ       | 10/15/2015               |
| 4. | TM/RK       | 10/15/2015               |
| 5. | Board/JW    | 8/24/2015                |

LEGEND: TM=Tom Malmgren, DJ Dallas Joss, DM=Dick McKay, JR=Joy Reinke, JW=Joe Wilson, SS=Stan Sprinkle, RK= Rob Kay

**Next Board Meeting will be Friday, Aug 19th by conference call at 2:30PM Mtn. This will be a Board only meeting.** Call in number: 866 423-8755 Pass code: 919216 #