

Woodrun V at Snowmass Owners' Association  
Special Board Meeting – March 20, 2024, 2:PM MST  
Woodrun V, Snowmass Village, Colorado

-Minutes-

In Attendance— Lawrence Kaplan, Candace Chemtob Board Members by person. Donna Baker, Deb Marriott, Linda Schmuck, Mike Brizel, Jeff Petersmeyer Board Members by Zoom. Kipling Gomez, Paul Taddune – Staff Members in person. Jean Tucker, Julianne Beckerman, owners in person. Bo Hyde, Ryan Cooper, Jen Landolt, Thomas McCann, Nancy Boulden, Adam Beckerman, Shad Smith, Karen Reid, owners by zoom.

1.0 Call to Order

The meeting was called to order at 2:05 pm MTN by Deb Marriott

2.0

The roof replacement and payment for Phase 1 and Phase II was presented for discussion and decision by the Board. 3 proposals were put on the table A. The first proposal was to assess the Units impacted. roof square footage. The second proposal was to assess on the basis on Unit square footage. The third proposal was to assess all owners. Section 7.2 of the Condominium Declaration that authorizes that Board to allocate costs that are equitably attributable to only particular buildings and Units impacted was read out loud by Paul. The Board discussed and considered each proposal, and also discussed was that several other attorneys who reviewed Section 7.2 agreed with the interpretation of the Board's authority. Candace Chemtob went on record by not agreeing with the interpretation of our legal counsel as well as other board members. The Board voted: 5 board members voted for the first proposal to equitably allocate the costs to the impacted buildings and Units on the basis of roof square footage, 1 board member voted for the 2<sup>nd</sup> proposal (Candace Chemtob), and 1 board member voted for the third proposal. (Linda Schmuck)

2.1. The meeting was adjourned at 3:18pm MTN

Board Meeting Minutes

1.0 Call to Order

The meeting was called to order at 3:20pm MTN by Deb Marriott

2.1 Minutes

The board meeting minutes for February 22, 2024, were unanimously approved by the board.

**2.1 General Discussion:**

Robert Priscillo of Acrisure gave a summary of where we are at for the HOA Insurance. Robert mentioned that the evaluation of the property was the reason for an increase in insurance. The second reason was because of the wildfire risk, and roofs. Robert mentioned that we had an appraiser conduct a thorough review of the property and where we should be properly appraised at. The plan is to get the insurance layered to a standard insurance and if the approach does not work, E&S layering would come into play.

### **2.1 Ongoing Business:**

A discussion was made to table the patio rules and regulations

### **2.2 General Comments**

A discussion was made to clear the sidewalk areas of snow and ice for safety concerns around unit 24.

The meeting was adjourned at 3:54 pm MTN.