



## **2020 Annual Meeting Minutes December 1, 2020**

Meeting held online via Zoom due to Covid-19 restrictions and precautions.

Call to Order at 5:05 p.m. by Carol Rathe

**The proof of Notice and Quorum (20% - 15 units) were established.**  
23 homeowners were present, and 1 proxy received.

**Review and Approval of 2019 Minutes took place.**

### **Director of Operations & Services Report was presented.**

The 2020 accomplishments were listed as:

Hot water boilers Building 2 installed

Pella glass warranty project completed

Balcony railings repainted under warranty

New EV charger station installed, grant to be received in a few weeks, \$9,000

New LED exit lights paid for with Xcel rebate, assn paid labor

New door operators for elevators, old ones were obsolete

New elevator pots

Security signs to warn of surveillance

North lot completely resurfaced

New fire pump panel installed

New internet option, Starry Night

Well-Polished Cleaning, new janitorial company

New fire control company

### **Financial Report, Budget, Reserve Study**

The Financial Report was presented. Ted gave a presentation of what has happened historically to deplete the reserves and the Board's proposed 3-year plan to improve the reserve funding. There was much discussion of this Plan. The 2021 Budget was reviewed and ratified unanimously.

## **Homeowner Forum:**

The homeowner forum centered around the budget.

The Board was thanked for its hard work.

Adjournment was at 5:50 p.m.