



Smugger Homeowner's Association, Inc.
C/O Rutledge And Company
P.O. Box 3149
Aspen, Colorado 81612
Will@RutledgeandCompany.com
970.948.6257

Minutes of Board Meeting

9 April 2019

5:30 PM – Call to Order:

Association Meeting Room | Aspen, CO 81611

Roll call (verbal):

Board Members:

Anderson, Brett | 226 Cottonwood
Campagne, Elizabeth | 309 Oak
~~King, Donna | 106 Maple~~
~~Gellert, Mike | 225 Cottonwood~~
~~Lemley, Vance | 222 Cottonwood~~
~~Michael, Christopher | 130 Maple~~
Miller, Troy | 213 Cottonwood
Perkins, Wendy | 122 Maple
Rickenbaugh, Anne | 223 Cottonwood
~~Van Hoy, Jerry | 323 Oak~~

Additional Members: None

Association Manager: Will Rutledge, Rutledge And Company

Additional Guests: None

Quorum: With proxies counted, it was determined that five (5) of the Board member votes were present at the call to order constituting a quorum, >50% of the total Board Members.

Previous Meeting Minutes: **Action Item:** Rickenbaugh motioned and Perkins 2nd a vote to approve the minutes from the December 2018 and February 2019 Meetings. The vote was a unanimous Aye.

Financial Update: Management noted that there are no exceptional financial items to discuss. Snow removal is the only expense line that is noticeably over budget. Management discussed the late owners.

Capital Electrical Repair: Management reported that the City said they snow in the Green Belt needed to melt before they could finalize the permits, and this may delay the work.

Insurance: Management confirmed that he and Harper, the Association's legal representation had determined the City was deeded the water supply lines, the Association owns each lot's tap to the lot line, and the owner owns from the lot line in. **Action Item:** Management is waiting on an updated bid from a competing insurance company to offer options for new insurance and/or the addition of an umbrella policy.

Annual Meeting Discussion: The talking points of the Annual Meeting were discussed. **Action Item:** Management was instructed to determine what Board members are due for reelection at the Annual Meeting.

Open Forum:

Issues surrounding the use and ownership of land around 132 and 134 Maple were discussed.

Meeting Adjourned – 5:58 PM