



Smuggler Home Owners' Association, Inc.
C/O Rutledge And Company
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Will@RutledgeandCompany.com
970.948.6257

Minutes of Board Meeting

09 February 2021

5:33 PM – Call to Order:

Via Web Conference

Roll call (verbal):

Board Members:	Anderson, Brett 226 Cottonwood Campaigne, Elizabeth 309 Oak De L'Arbre, David 228 Cottonwood King, Donna 106 Maple Lemley, Vance 222 Cottonwood – post quorum Perkins, Wendy 122 Maple Van Hoy, Jerry 323 Oak
Additional Members:	Campbell, Bev 207 Cottonwood Ruggieri, Lisa 136 Maple Forester, James 134 Maple Simpson, Patti 116 Maple Gamel, Leslie 108 Maple Earl, Monty 114 Maple – post quorum
Association Manager:	Rutledge, Will Rutledge And Company
Additional Guests:	None.

Quorum: With proxies counted, it was determined that six (6) of the Board member votes were present at the call to order constituting a quorum, >50% of the total Board Members.

Financials:

Operating (cash) Account Balance 31 January 2021	\$52,239.52
Reserve Accounts Balance 31 January 2021	\$10,424.91
Other Investments	\$109,215.68

The Association is moving its deposit accounts from Community Banks to Alpine. Brett and Management will parse out ops and reserves when the transfer is done.

Brett and Management plan go over the Reserve Study to be able to present it to the Board by the May Board meeting.

January Board Meeting Minutes: Action Item: Wendy motioned with 2nd by Elizabeth to approve the January 2021 meeting minutes. The vote was a unanimous verbal aye.

Schlundt Overdue Bills: There was a discussion on Schlundt, 326 Oak, and an overdue bill. Wendy said Susan did not accept any final offer. **Action Item:** Vance motioned with a 2nd by Jerry to send the debt to collections with no payment received by February 16th, 2021. The vote was a unanimous verbal aye. Management will notify the owner of the vote and request.

ACC Discussion: There was a discussion on the options for appointment to the ACC Committee. Leslie Gamel and Lisa Ruggieri spoke for themselves. **Action Item:** Brett motioned with a 2nd by Elizabeth to appoint the following members as the Architectural Control Committee. The vote was a unanimous verbal aye.

Monty Earl | 114 Maple
Jerry VanHoy | 323 Oak
Vance Lemley | 222 Cottonwood
Sam Barney | 211 Cottonwood
Emily Gordon | 101 Maple

Street Light LED Upgrade: There was a discussion on upgrading the nineteen street lights to LED.

It was noted that Holy Cross Energy purchased the Rifle Airport Section 1 community solar array(s) from Clean Energy Collective (CEC) as part of CEC's recent decision to exit the power supply business from which the Association had entered into an agreement. The Association chose the Holy Cross suggested option to sell their assets associated with the agreement to Holy Cross for a prorated amount of the projected future benefit.

Elizabeth requested a warmer light color. It was noted that the target would be around 3,500 kelvins.

Action Item: Wendy motioned with a 2nd by Vance to install the LED upgrade.

Open Forum:

Wendy asked about the agenda for next month's meeting. There was a request for Brett to stay on with financial help. There was also a suggestion to divide the president's work.

There was a discussion on the Oversized vehicle policy work.

Lisa Ruggieri asked how meeting minutes are approved.

Lisa noted that the ACC should have a secretary.

Lisa offered assistance with utility and sidewalk relocates involving her property.

Meeting Adjourned – 6:35 PM