

MT. JUDAH CONDOMINIUM OWNERS ASSOCIATION

Managed By

SIERRA MOUNTAIN MANAGEMENT

P. O. BOB 11110

TRUCKEE, CA 96162

Board Meeting

Feb. 9, 2009

MINUTES

1. CALL TO ORDER

President Chris Parker called the meeting to order at 10:10AM. Directors; Dan Gross and Bob Sullivan were present. A quorum was established. Also present were Mgt. Rick & Pam Gardner and member John Kirby Miller.

2. APPROVAL OF MINUTES

Chris motioned to approve the previous Board minutes. Dan seconded the motion. Unanimous.

3. MEMBERS FORUM

- A. Bob Sullivan brought up whether the Association should take on collecting for each members Village Services and that it should be mandatory for all members. A discussion followed concerning the Associations liability and whether the CC&Rs would allow for this. It was felt that educating the membership on the benefits for contracting with Village Service and in the next newsletter information will be provided. Village Service provides many activities that can be enjoyed if one is a member. Mgt. will contact Village Service regarding providing information.
- B. Bob asked about adding more ski lockers. Steve Beatie will be contacted concerning this. Also Bob asked if some type of a magnetic doorstop could be put on the locker door.
- C. A sign requesting owners turn off the lights in the locker room will be added.
- D. John Kirby Miller thanked the association for providing the ski tuning bench. He thought it would be a good idea to inform members about surge protector hoses for washing machines and to turn off the water to washer if they are gone a long time. He feels that we should put a reminder in the newsletter about kids racing down the hallways. Also we will ask Village Service to address this issue in the rental packets.
- E. Dan Gross asked that the parking rules be printed in the newsletter as some are parking in members reserved spots.

4. OLD BUSINESS

- A. Parking permits were issued for the season.
- B. Ski tuning bench installed.

- C. Resolution 2008-1 with a few spelling and word changes was re-signed by Chris Parker. This allows Village Service to enter units not contracted with them in case of emergency, health, and nuisance or safety issues.
5. NEW BUSINESS
- A. An access agreement with Exwire was signed by Chris Parker. The easement was negotiated by the developer but the agreement was never officially signed.
 - B. The Annual meeting date was set as May 16th at 2pm in the Village Hall.
6. REPORTS
- A. The Board reviewed the financial statements.
 - B. End of the year reports from the Accountant were provided and Chris signed the 2008 tax forms.
7. ADJOURNMENT
- Dan motioned to adjourn at 11:30PM. Bob seconded the motion. Unanimous.