

**SAWMILL CREEK CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTORS MEETING  
June 30, 2018**

I. Call the Meeting to Order

The Sawmill Creek Condominium Association Board of Directors Meeting was called to order by Larry Pithan at 11:20 a.m. in the Park Avenue Lofts Conference Room.

Board Members Present Were (\*via teleconference):

Larry Pithan, President, #212

Karen Svetlic, Vice President, #302

John Bachman, Treasurer, #211\*

Steve Browning, Secretary, #203

Representing Great Western Lodging were John Bliszczy, Steve Wahl, Dan Allen, Chad Christy, Ian Patterson, Josh Marquis, Keith Kroepler, Jeff Cospolich, and Erin McGrain. Erika Krainz of Summit Management Resources transcribed the minutes from recording.

II. Investment of Association Funds

Karen Svetlic suggested investing some of the Reserves in CD's to improve the yield.

III. Easement Agreement

The Town needs to access the stream from the sidewalk to the dam to clean the debris. Larry Pithan said he offered to let the Town use one of the parking spaces at the entrance to the lot for parking the trailer where the debris will be dumped in return for some compensation or some type of trade. The Board needs to decide the value of the easement. There could be two parts, the first a basic reimbursement for the inconvenience and second, an allowance for any costs incurred for renters that decide they want to be moved to another property or cancel their reservation due to the work. John Bachman pointed out it would be difficult to determine how to allocate any funds received to a particular owner for cancelled reservations. He felt it was a matter of how much the Association wants for compensation and what the Town will do upstream to help the Association in the future. There could be two separate agreements, one for the easement access and one for future cost sharing or a lump sum payment. Larry was in favor of a cost sharing agreement. Steve Browning pointed out the Town might not be amenable to a cost sharing agreement because it would be difficult for them to budget. He proposed opening negotiations with a request for \$4,000/year. Larry will indicate the location of the easement on the diagram that was provided. Larry suggested requesting \$5,000 for the one-time easement and \$4,000/year for the maintenance, with a stipulation that the Town will manage the upstream erosion. John will draft the easement language.

IV. Project Planning

The Board will schedule a meeting in the fall to discuss scheduling the carpet for next summer and to approve the minutes from this meeting.

V. Set Next Meeting Date

The next regular Board Meeting will be Saturday, June 29, 2019.

VI. Election of Officers

A motion was made to retain the same Officers. The motion was seconded and carried. Richard Whittington will serve as a Member.

VII. Dues Increase

Karen Svetlic motioned to approve a dues increase to \$495, retroactive to January. Steve Browning seconded and the motion carried.

VIII. Adjournment

The meeting was adjourned at 11:35 a.m.

Approved By:   
Board Member Signature

Date: 7-25-18