

APPROVED

COLUMBINE LAKE COUNTRY CLUB, INC.

BOARD OF DIRECTORS MEETING

FEBRUARY 8, 2014

I. Call to Order

– President Tony Lombard called the regular monthly meeting of the Columbine Lake Country Club Board of Directors to order at 9:02 A.M. Other Board members present were Stephanie Kroepfl, Rick Bishop, Kirstin Reimann, and Pat Sweeney. Staff members present were General Manager Dan Korkowski and Administrator Katie Nicholls.

II. Acceptance of Minutes

– The minutes of the January 11, 2014 Board of Directors Meeting were reviewed and **a motion was made and passed to accept them as presented.**

III. Members Forum

– No members present had issues to discuss.

IV. Financial Reports

– Treasurer Stephanie Kroepfl presented the financial reports for the month of January, ending on January 31, 2014. The only noteworthy expense was electrical work done in the Clubhouse pump room for \$365.55.

– There being no further questions or discussion on financial issues, **a motion was made and passed to accept the financial reports for the month of January 2014 as presented.**

– Following up on her request from the previous month that the Board look at the pool carpeting in the Clubhouse, Treasurer Kroepfl proposed that re-carpeting of the pool area be postponed until the 2014/2015 fiscal year in light of the recent Clubhouse bathroom updates and potential sale of the loader/purchase of skid steer. A brief discussion ensued about the re-carpeting of the pool area and the Board agreed to postpone the re-carpeting until the next fiscal year.

V. Manager's Report

– The electrical work in the pool pump room was completed and at a cost \$200.00 less than quoted.

– We are having Haynes Mechanical repair the motor on the dehumidifier (the original motor lasted over 15 years). Per our service agreement we only have to pay for

parts, not labor nor travel time. They originally quoted us a price including labor which was over double what it should have been.

- Snow plowing is continuing. We had to use the loader and push back the roadways the week before MLK weekend.

- There was another water line break on Kinnikinnick on MLK weekend. This one was the main water line in front of 285 Kinnikinnick. Columbine Lake Water is currently looking into replacing all of the water line on Kinnikinnick. Manager Korkowski will update the Board on the progress of the possible installation. Also, Columbine Lake Water has changed the time of their meetings from 2:00pm to 3:00pm on the third Monday of the month (the February meeting will be held on the second Monday due to conflicts).

- The loader committee met after the last Board meeting and will meet again right before this Board meeting. They intend to present a recommendation to the Board at this meeting.

- The Annual Chili Cook-off is on February 15, 2014 at 5:00pm. Volunteers and judges are still needed.

- We were notified by Independent Gas that they could no longer honor the set price they offered us last year due to cost increases caused by national demand. They do have an escape clause for such circumstances. The increase though is a 45% increase from \$1.93/gallon to \$2.80/gallon.

- Manager Korkowski informed the Board that a pontoon boat was stuck on Kinnikinnick in one of the roundabouts. The renters of the property got it stuck as they were moving out and stated that they were going to get it out as soon as possible.

VI. Administration Report

- Two owners of the eight with liens placed against their properties have brought their accounts current, one has partially paid with another check on its way and another has indicated he will be doing so but has yet to send a check. No one has shown any interest in entering into the new payment plan option. Owners have until February 14, 2014 to contact the office to enter into a payment plan or provide payment otherwise accounts will be turned over to the attorney for foreclosure. Our practice in the past has been to have the Manager reach out by phone to these individuals for one last effort before turning it over to the CLCC attorney.

- One owner with a lien placed against his property does not have the allotted 6+ months of assessments due and CLCC is therefore unable to proceed any further until that amount has been reached. The owner has received all applicable fees per the policy established, which are: a \$50.00 late fee, \$25.00 lien handling fee and 10% interest per annum. The CLCC fee schedule stops there as until the new law was enacted these accounts were turned over to the CLCC attorney one month following placement of the lien. A discussion ensued and the Board instructed Administrator

Nicholls to look further into the idea and come up with a suggested solution with an example for the Board to review at the next meeting.

– Next week Administrator Katie Nicholls will start the initial preparation of the budgeting workbook and compiling the Administration and some of the utilities costs for the 2014/2015 fiscal year. The budget committee and meeting date will be established at the March 2014 meeting.

VII. Unfinished Business

– Manager Korkowski informed the Board that Timothy Vogler, owner of Block 3 Lot 40, submitted a request that his \$400.00 fine for a painting violation be forwarded to a local charity. Manager Korkowski suggested that the Board deny this request as fines are established to cover the costs incurred from the extra time and resources used in upholding the Regulations, Covenants or By-Laws. A brief discussion ensued and the Board decided to deny Mr. Vogler's request that his fine to be given to a local charity.

– The Loader Committee updated the Board on the status of their research into replacing the loader with a skid steer. The members of the committee stated that they believed the skid steer would be more versatile and get used more due to the versatility of the machine. Trading to a skid steer would also free up some money in the Reserve budget due to cheaper repair prices and a warranty that either comes with the machine or can be purchased for additional money. An offer has been made on the loader, which will greatly reduce the out of pocket costs to the association. A discussion ensued regarding the potential trade-in. The Board instructed Manager Korkowski to do a skid steer demonstration on the CLCC property with a committee member present to ensure that this will be the correct purchase; a decision will be made at the next board meeting.

VIII. New Business

– Treasurer Kroepfl and Manager Korkowski presented the health care renewal options to the Board. Despite the turbulent health care issues facing the nation, CLCC's quoted rate with Rocky Mountain Health Plans is the same as the previous year. However, a slight increase will be seen due to the Administrator changing age brackets. The vision care rate actually decreased by \$0.71 per employee per month. The dental rate with AIG increased by almost \$3.00 per month per employee, but after some research a cheaper and better plan with Delta Dental through Rocky Mountain Health Plans, who currently holds CLCC's health plan, was found with only a \$1.50 per employee per month increase over last year. It was recommended that the Board approve the renewal of the current plan with the change of the dental insurance from AIG to Delta Dental through Rocky Mountain Health Plans. A brief discussion ensued and **a motion was made and passed to accept the health care renewal plan as presented: renewing the health and vision with Rocky Mountain Health Plans and changing the dental plan to Delta Dental through Rocky Mountain Health Plans.**

IX. Board Headcount for March Meeting

– All members present anticipated being able to attend the next meeting on March 8, 2014.

X. Adjournment

– There being no further business to discuss, **a motion was made and passed to adjourn the meeting at 10:20 AM.**

XI. Executive Session

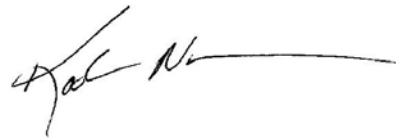
XII. Recall to Order

– President Lombard recalled the meeting to order and announced that Neal Cross has been selected to fill the Director position left vacant by Jeff Buckley, expiring in May 2015.

XIII. Final Adjournment

There being no further business to discuss, **a motion was made and passed to adjourn the meeting at 10:55 AM.**

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Katie Nicholls', with a long horizontal line extending to the right.

Katie Nicholls, Administrator
Columbine Lake Country Club, Inc.