

Marina Place Board Meeting Agenda
Wednesday, May 11, 2022 at 4:30 pm MT

Video call link: <https://meet.google.com/zhq-rtjd-aoj>
Or dial: (US) +1 303-258-8652 PIN: 515 242 207#

1. Call to order: Meeting called to order at 4:33pm.
2. Attendees
 - a. Board Members: Ralph Wyman, Paul Jerde, Robert Hyde
 - b. Guest in meeting: Christian Aggeler 132, Amy Johnson 411, Marty Coltrane 338
 - c. Vacasa Staff: Ashton Kent, LynNette Rahming, Emily Montesano, Bryan Shack
3. Approval of the minutes for March 9, 2022
 - a. A motion was made to approve the minutes, seconded and unanimously approved.
4. Financials
 - a. Monthly Financials Update
 - i. Unit repairs were from roof leak a while ago
 - ii. LynNette to send board a detailed repairs and maintenance report from January 1 to today, to see a breakdown per unit
 - iii. Will be over budget every month on cable as budget didn't factor inflation
5. Property Management Report - Bryan Shack
 - a. Retaining wall: Vacasa is working with contractor and Noah to see if they will agree with added liability clauses in the contract etc.
 - b. Bryan blew out building 1, started landscaping between buildings 1 and 2. Flowers and irrigation are next.
 - c. Waiting on bid for xeriscaping between buildings 3 and 4
 - d. Want painting for building 1 on the agenda for summer 2023 by this fall
 - e. Bryan to do smaller paint touch ups
 - f. Board replacements needed: decks - owner responsibility, walkways - HOA responsibility. Bryan to communicate with owners of any that need to be fixed.
 - g. Looking at shutdown for first two weeks of May 2023 to repaint floor, spring clean, etc on clubhouses

- h. 437 - roof was patched with black tar, that should be the next section of roof to look at for summer 2023, Bryan to look into bids

6. Old Business:

- a. Board Recruitment - 2 open seats, 4 people have shown interest.
 - i. A motion was made to add Christian Aggeler and Marty Coltrane to the board. They will serve (at least) until the open forum at the annual meeting on July 9th, 2022.
- b. Architectural Review advocate also needed to assist Bryan with all architectural requests on behalf of the board
 - i. Board to discuss what the scope of knowledge/work etc that is required for this appointed position
 - ii. Marty Coltrane 338 has volunteered
- c. Laundry Machine Upgrades
 - i. The company is backordered on new machines for about 90 days so we are waiting for them to get them in.
 - ii. Send out education to owners on new machines when we do get them in
- d. Insurance Claims
 - i. Board had working session with owner of 316 about water leak - waiting on answers to more questions from the attorney
 - 1. Bryan got bids from drying companies when it first happened and owner wanted to wait
 - 2. Board to look further into what was spent on drywall etc
 - ii. Bryan will be reaching out to United Drying for refund to owners for extra unnecessary days they left the equipment in the unit once the humidity levels had gone back to normal for unit 128

7. New Business

- a. Dumpster Monitoring
 - i. Homeowners asked to monitor on their own, if they see something, say something
- b. Landscaping and Retaining Wall
 - i. Received response from lawyer, Bryan to work with contractor
- c. Annual Meeting - July 9th, 2022 9am
 - i. To be held in person as well as online at the Dillon Church, Ashton to get them the deposit slip
 - ii. Kinser should be on to discuss owners updating their HO6 policies
 - iii. Make sure owners update contact info etc
 - iv. Will do open call in case anyone wants to run for the board
 - v. Vacasa to send out previous years annual meeting agenda to see what needs to be included

8. Schedule Next Meeting

- a. June 8th, 4:30pm

9. Adjournment

- a. Meeting adjourned at 6:07pm