

**Las Vistas HOA
Board Meeting Minutes
December 12th, 2017 4PM
Teleconference**

Present:

Directors

Brenda Harper

Byron Phillips

Jo Norris

Wally Carry

Ray Robbins

Call to Order

The meeting was called to order at 4:06 PM.

Approval of Last Meeting Minutes

Jo Norris made a small change on the approval of financials. Byron motioned to approve the minutes with Jo's change, Brenda seconded, all in favor.

Financials

Steve presented the financials. The balance sheet shows approximately \$227,500 in cash. Steve discussed the Final Assessments that still need to be paid and informed the board that VMC had been in contact with Wally and Trish

Byron made a motion to pay \$150,000 towards the construction loan. Cynthia seconded, all in favor.

Old Business

Upper Casitas Water Shut-off

The board would like Vail Management Company to send an email to the Upper Casitas owners. A plumber came to see if individual water shut-offs could be installed to each unit and reported that the plumbing isn't set up for that kind of isolation and that we are working towards getting a bid for a recommended solution that would create an outside shut off for the building as opposed to individual water shut offs.

New Business

Krohn's Request

The Board unanimously decline Krohn's request to build garages into the land on the north side of the 9,10,11 building. The guest parking is located in the area suggested for the building site, which would affect all owners. The area is also used as snow storage during the winter. It would also require a large retaining wall for the upper road way. The board thought it would be in the rest of the owners' best interest not to go through with the addition of a garage for only select owners.

The Ridge's new Board of Directors has been disputing the agreement that they pay 17% of the annual snow plowing fee for the use of The Ridges access road, which Las Vistas built. Brenda is in discussion with the President of The Ridges Board of Directors.

Next Meeting

Next board meeting has been set for the Tuesday February 13th at 4PM MST. The meeting will be held as a teleconference.

Adjournment

The meeting was adjourned at 4:48pm.