

**BOARD OF DIRECTORS MEETING
WESTERMERE CONDOMINIUM OWNERS ASSOCIATION, INC.**

Date Tuesday, May 14, 2019

Location Full Circle HOA Conference Room
 560 Mountain Village Blvd., 102B
 Mountain Village, CO 81435
 and via Conference Call

Directors Present Louise Bryant, Bill Groner, Chad Vanderheyden, Paul Tharp, Jennifer Bullock

Others Present Dan Witkowski, Hilary Swenson, Elyssa Krasic

Meeting called to order at 12:06 pm MDT.

Roll call. Determination that a quorum is present; 4 of 5 directors are present at the start of the meeting.

Motion by Louise Bryant, second by Bill Groner to approve the December 6, 2018 board meeting minutes. *All in favor, motion passes unanimously.*

Jennifer Bullock joins the meeting at 12:17 pm.

Discussion of the mechanical project proposal by Advanced Hydronics.

Motion by Bill Groner, second by Louise Bryant to approve the proposal as presented by Advanced Hydronics. All in favor, motion passes unanimously.

Discussion of the 4th Amendment proposal.

Motion by Jennifer Bullock, second by Paul Tharp to have Joe Solomon add clarifying language to the Fourth Amendment to the Condominium Declaration. Bill Groner will then review changes prior to sending to ownership for a ballot vote.

Discussion of Storage Policy.

Direction to have Joe Solomon make changes and send back to the Board for adoption by email consent.

Discussion and update of Lobby remodel project.

New Business

Dan advised we will be doing repairs on the masonry and exterior trim paint.

Dan is working on design and scope for gutter repair and improvements.

The next Board of Director meeting is scheduled for October 25, 2019 at 1:00 pm.

The Annual Owner's Meeting is scheduled for December 6, 2019 at 1:00 pm with a short board meeting immediately following.

Motion by Louise Bryant, second by Paul Tharp, to adjourn the meeting. *All in favor, motion passes unanimously.*

Meeting adjourned at 1:12 pm MDT.

THE FOREGOING MINUTES WERE APPROVED BY THE BOARD OF DIRECTORS AT ITS MEETING HELD ON __November 7, 2019.