

COTTONWOOD LANDING TOWNHOME HOMEOWNER ASSOC.

1512 Grand Ave., Suite 109
Glenwood Springs, CO 81601
(970) 945-7266
Board of Directors Meeting

Held at 1512 Grand Ave #109
Glenwood Springs, CO 81601

Monday February 1, 2010
6:30 p.m.

PRESENT: George Fuller- Board Gerald Krebs- Board
 Ryan Zwelling – Board Ted and Sheryl Doll – Board (via telephone)
 Justin Windholz- Crystal Property Management

A Board of Directors meeting for Cottonwood Landing Townhome Homeowners Association was held at 1512 Grand Ave #109, Glenwood Springs, CO 81601, on February 1, 2010. The meeting was called to order at 6:35pm.

- Current Financials
 - The Board reviewed the financial reports from December 2009. After discussion, a motion was made to approve the December 2009 financial reports. The motion was seconded and approved unanimously. The Board also reviewed the financial reports from January 2010. After discussion, a motion was made to approve the January 2010 financial reports. The motion was seconded and approved unanimously.
- Previous Minutes
 - The 2009 Annual Meeting Minutes were reviewed and discussed. After discussion, a motion was made to approve the meeting minutes. The motion was seconded and approved unanimously.
- New Business
 - The Board discussed several recent parking violations. After discussion it was agreed that violators are to be photographed and sent to Crystal Property so that the appropriate letters can be sent to owners.
 - The following Board members were elected: George Fuller – President, Ted Doll – Vice President, Ryan Zwelling – Secretary, Jerry Krebs – Treasurer.
 - The Board discussed the snow removal for the season. It was agreed that the contractor has had several issues with fulfilling the terms of their contract. Crystal Property agreed to contact the owner of the company to discuss some of these issues.
 - The Board discussed the increase in insurance coverage to cover theft that purchased for the Association. The primary reason for this was a change in mortgage underwriting requirements.

With no further business the meeting was adjourned at 8:45pm.

Respectfully,

Justin Windholz