



Smuggler Homeowner's Association, Inc.
C/O Rutledge And Company
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(970) 948 6257

Minutes of November 2018 Board Meeting

13 November 2018

5:34 PM – Call to Order:

Association Meeting Room | Aspen, CO 81611

Roll call (verbal):

Board Members: ~~Anderson, Brett | 226 Cottonwood~~
Campaigne, Elizabeth | 309 Oak
King, Donna | 106 Maple
Gellert, Mike | 225 Cottonwood
~~Greechan, Jennifer | 228 Cottonwood~~
Lemley, Vance | 222 Cottonwood
~~Michael, Christopher | 130 Maple~~
Miller, Troy | 213 Cottonwood
Perkins, Wendy | 122 Maple (post quorum)
Rickenbaugh, Anne | 223 Cottonwood
~~Van Hoy, Jerry | 323 Oak~~

Additional Members: Costello, Stephanie | 328 Oak Lane
Simpson, Patty | 116 Maple

Association Manager: Will Rutledge, Rutledge And Company

Additional Guests: Katie Warble, prospective buyer of 209 Cottonwood
Ashley Chod, buyer's representative

Quorum: With proxies counted, it was determined that 6 of the Board member votes were present at the call to order constituting a quorum, >50% of the total Board Members.

Previous Meeting Minutes: **Action Item:** The previous meeting minutes were unanimously accepted via a verbal vote. Management was instructed to bring the most recent past meeting minutes to the next meeting, and to send to Jennifer Greechan for website posting after approval.

209 Cottonwood: Eric and Katie Warble are under contract to purchase 209 Cottonwood from the estate of Gene Hyder. The sale is expected to close on 20 December 2018. Katie was advised of the rights and responsibilities of joining the Association. **Action Item:** The Association gave a unanimous aye to decline the Association's Right of First Refusal.

Financial Update: Management noted that there are no exceptional financial items to discuss.

Insurance: Management presented the option to purchase \$350,000.00 in fidelity coverage for the Association for \$613.00 per year additional premium per year with a deductible of \$2,500.00. **Action Item:** The Association gave a unanimous aye to purchase the fidelity insurance.

Management presented the option to purchase and umbrella policy for the Association over and above the package policy. The options are:

- A \$2,000,000.00 umbrella policy for \$1,313.00 per year additional premium.
- A \$5,000,000.00 umbrella policy for \$3,131.00 per year additional premium.

Action Item: Management was directed to clarify the coverage and exclusions for the umbrella policies, in particular the utility infrastructure.

Fall Utility Repair: Management reported that the permit applications generated one response from the COA Engineering Department and Pitkin County Health. Management met on site today, Tuesday 13 November 2018, with the excavation team and representatives from COA and Pitkin County to confirm location and dirt management. It was noted that the ground is now too hard to effectively complete the project and there are no approved permits yet likely sending the project into the Spring.

Open Forum:

Costello brought up the possibility of multiple visitor/renter pets in the Community.

Costello asked for more information on previous water supply line issues. She noted that her supply line had frozen in the past, but she did not have any current issues. The Board mentioned the availability of insurance for specific utility assets of an owner.

Action Item: Management was directed to research the vehicle compliance of a Jeep on the property of 204 Cottonwood.

It was noted that a vehicle has been parked over the allowed time in the single parking spot on the edge of the lot of 132 Maple Lane. The Board confirmed through research that this spot is the Association's property. **Action Item:** Management was directed to research the vehicle parked in the Association's area at the edge of the lot of 132 Maple Lane.

The question was raised of the Association's ownership/responsibility for the utility infrastructure, where the ownership starts and ends, and what the Association and owners are able to insure. It was suggested that legal representation be brought in to determine the issue.

Meeting Adjourned – 6:27 PM