

INDIAN PEAKS CONDOMINIUM OWNERS ASSOCIATION
2008 ANNUAL MEETING MINUTES
INDIAN PEAKS AMENITIES ROOM
AUGUST 16, 2008 10 AM

The annual meeting was called to order at 10:20 am. Present for the meeting were the combined board of directors: Howard Baker, Rich Deutsch, Kevin Schneider, Darrell Dierks, Tom Overton and Janet Smith. Jon de Vos and Debbie Briggs represented Allegiant Management LLC. There were 3 owners in attendance.

Howard Baker began the meeting by introducing the board members and the management staff from Allegiant Management LLC.

Howard thanked Richard Deutsch for his work on the security system and internet access throughout the property. Howard Baker then recognized Tom Overton, who has been recognized in the magazine 5280 as one of the top 50 attorneys in Colorado.

Howard Baker reviewed the minutes from the annual meeting in 2007. Those in attendance waived the reading of those minutes. **Janet Smith motioned to approve the 2007 annual meeting minutes Richard Deutsch seconded and minutes from the 2007 annual meeting passed.**

Jon de Vos reviewed the financials. Jon brought a detailed spreadsheet, listing the larger items replaced since 2004 and the cost of each replacement. Jon de Vos handed out a reserve analysis. Jon stated that the analysis is a way to fund items on a scheduled, timely basis. He also stated that the reserve analysis is a way to plan for large expenditures.

With a quorum being established by proxy totals, **the re-election of the board was directors was confirmed by acclamation. Howard Baker asked for a motion from the floor to destroy the proxies 60 days after the annual meeting. Janet Smith motioned to approve, Kevin Schneider seconded, and the motion passed.**

Jon de Vos stated that the board of directors agreed to offering back to back weeks to owners who weeks were either a week prior or after any weeks available thru the association. The only cost to the new owner would be closing costs. More information will be posted on the website, and will be included in the winter newsletter.

During the board meeting the night prior to the annual meeting, the board of directors approved a \$5000 expenditure for roofing and unit sliding door hardware and screen repairs that are needed.

The next annual meeting dates and location were discussed. It was suggested that the location be the southern Chicago area. The board will look into locations and discuss at the board meeting in November.

With no further business, Tom motioned to adjourn the annual meeting. Howard Baker seconded and the 2008 Indian Peaks Annual meeting adjourned at 11:40.

Action items

Cut weeds between building c and dumpster

Add shed discussion to next board meeting agenda

Association weeks/back to back weeks to owners

f/shared/properties/associations/indianpeaks/meetings/2008

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