

CREEKSIDE 25-30
REGIME MEETING
JULY 10, 2008

MINUTES

A meeting of the Regime Directors and Members was held via teleconference on July 10, 2008, at 7:30 PM EDT. Bob Oehrlein, Regime Director, presided as Chair of the meeting and Barbara McGee acted as Secretary and recorded the minutes. Present at the meeting were the following directors and members:

Bob Oehrlein, Regime Director, C-25
Alan Kusnitz, Regime Director, C-27
Barbara McGee, Regime Director, C-28
Kimberly Folts, C-29
Gordon Schneider, C-30
Sara and Ron Freeling, C-26
Cheryl Davidson, C-27

The Chair called the meeting to order at 7:35 PM.

The first order of business was to nominate and elect one director for a three-year term. Barbara McGee nominated Bob Oehrlein, a motion was made and seconded to elect Bob to a three-year term as regime director. Motion passed.

Financial Statements from the SNHA were not available for this meeting but should be distributed by the end of July. It was noted that, in the SNHA 2007 audit report, the regime cash at 12/31/07 was \$6,138. Bob Oehrlein pointed out that there is a receivable on the regime's books which represents amounts due from C-25 & C-27 for LP gas not billed due to the fact that the meters were not operating correctly. The corrected amounts owed/due will be determined by Joe Ingram and accounts will be credited/charged accordingly.

New Business:

1. Alan Kusnitz proposed an amendment to the Regime bylaws which would allow homeowners the option of becoming a member of the SNHA. The proposed amendment is as follows:

Unit owner membership in the SNHA is recommended and at a minimum each unit owner will pay the master policy insurance portion of the SNHA annual fee and other

fees deemed by a majority of regime directors to be directly related to supporting regime activities and projects.

After discussion, it was decided by a majority of the owners present to deny the motion and not amend the bylaws.

2. Building Repairs:

- a. Siding: Don Lynch will repair the trim at the side of the housekeeping closet.
- b. Moss on the entry roofs: Sara Freeling will obtain an estimate to remove
- c. Decks: Will have decks powerwashed and treated in spring 2009. Bob will get Don Lynch to bid the job
- d. Paint gas lines on the sides of the building same color as siding
- e. Cement Entry Pads: Discussion was held regarding the condition of the pads at the entry ways to C-25, C-27 & C-29. Sara Freeling will ask Don Lynch for a bid to do the repair/replacement of these cement pads

3. Other Business:

- a. Bob Oehrlein reported that the Sterling parking lot was regraded and stone was replaced at the top of the walkway by C-25
- b. Poor TV reception: Bob Oehrlein reported that he has looked into this situation and was told that the resort will put in an amplifier at the building
- c. Bob Oehrlein reported that the heated ice edge which was installed in the fall of 2007 is run from one single meter in his unit which is billed to him. The cost to operate the heater was \$349.76 or \$58.30 per home. It was agreed that each homeowner would reimburse Bob for the amount due per home.

There being no further items for discussion, the meeting was adjourned at 8:25 PM EDT.

Respectfully submitted,

Barbara McGee
C-28