

**Out Run Condominiums Homeowner Association
Board of Directors Meeting
November 14, 2023**

Call to Order

The meeting was called to order at 4:57 P.M

Roll Call

Board members present:

Dusty Demerson
Char McAlpin
Kevin Adams
Alenka Vobornik

Owner Present:

Laura McCarthy

Management present:

Billy Laird
Annalise Smith

Proof of notice:

Dusty Demerson made the following:

Motion: To waive proof of notice

Second: Kevin Adams.

Vote: Unanimous

Reading and Approval of Past Minutes

Dusty Demerson made the following:

Motion: To approve the minutes from August 4, 2023 and October 3, 2023 meetings as written.

Second: Alenka Vobornik

Vote: Unanimous

The board discussed the remodel request from B4's unit owner. Contractors must keep hallways clean and haul off their own trash and not use Out Run's dumpsters. Billy Laird suggested contractors should cover the halls to protect the carpets and will keep an eye on the project.

Char McAlpin inquired about the paving. Laird explained he was not able to get United to fill the holes during their work on Out Run Road. Laird said he would try and get the holes filled with dirt and road base.

Laird stated that the exterior Aspen stairs are also on his radar. Demerson explained the stairs are almost unwalkable. Laird will get more information on potentially reducing the size of the fire escape stairs.

The board inquired about owners' proof of insurance. Mountain Home Management stated 34 owners have their proof of insurance on file. Mountain Home will send a third and final email and then will purchase a policy for the owners and bill them through their monthly statements.

Board Vacancy

The board discussed the board vacancy. Currently, two owners have expressed an interest in filling the board vacancy, Laura McCarthy and Adam Moore. McCarthy explained she has been attending meetings, loves her condo, and would like to take a more active role in the association. Demerson thanked McCarthy for her interest. Smith read an email from Adam expressing his desire to serve on the board.

The board entered into an executive session to vote on the vacancy. Adam tallied 3 board votes and Laura tallied 2 board votes.

The slate of directors is Jonathan Ferrell as President, Alenka Vabornik is Vice President, Kevin Adams as Treasurer, Char McAlpin, Dusty Demers, and Adam Moore as Directors.

There being no further business, the meeting was adjourned at 5:44PM.