

# Minutes

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## Mammoth Creek Board of Directors Meeting

January 14, 2021

**In Attendance:** Board members: Ken Gilbert, Tom Waller, Harvey Place, Walt Arrington; Cheryl Caton and Gary Small (HSM)

**1. *Call to order***

- President Ken Gilbert the meeting to order at 5:34PM

**2. *Approval of DEC 2, 2020 Board Meeting Minutes***

- No changes to the draft. Tom motioned to approve; Harvey seconded. Approved 4-0.

**3. *Owners Forum***

- None

**4. *Managers Report***

- Guillermo Salary proposal review. Discussion as to HSM or HOA employee. Board agrees to HSM employee. Gary for action on details of this proposal.
- Pool not finished yet, HSM working on final coping concrete transition with vendor
- Bid for 39-36 painting in work by HSM
- Black Gold bid for asphalt this summer. HSM working on a second quote
- Mammoth Town has resumed rentals at 30% occupancy

**5. *Monthly Review of Financials***

- Harvey presented financials for SEP, OCT, NOV 2020 to the board. No anomalies, inconsistencies or other problems were detected.

**6. *2022 Budget Presentation***

- Reserve Study items discussed and how it is accounted. Not line item for item specific funding
- Harvey proposed repayment of \$15,000 to reserve account from Operating account. Board approved transfer.
- Harvey incorporated extra operating funding for Guillermo salary proposal from HSM.

**7. *Board of Director Search Status***

- Ken to write letter for email by HSM for replacement

**8. *Executive Session Notes***

- N/A

**9. *Review of Action Items***

- 29 January – Harvey to submit finalized 2022 budget
- HSM to complete bids and gather and report info for Guillermo Salary proposal for next meeting

- Ken to write letter for director search
- Ken to convey HOA lawyer status of CCR and Bylaws redline review for board members

### ***10. Adjournment***

- New president Ken Gilbert adjourned the meeting at 6:07PM

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Items Not Posted: In the event any matter not listed on this agenda is proposed to be submitted to the board for discussion and/or action, it will be done in compliance with Section 5.3 MCHOA By-Laws as an emergency item or because there is a need to take immediate action, which need came to the attention of the Board subsequent to the posting of the agenda