

The ASSOCIATION of ANGEL FIRE PROPERTY OWNERS

Board of Directors Meeting Minutes September 8, 2010

Michael Woolley called the meeting to order at 5:00 p.m. September 8, 2010 in the Resort Hotel Executive Conference Room.

Roll Call

Michael Woolley, President, present
Chuck Verry, Vice-President, present
Bonnie Bowles, Treasurer, absent
Kent Smith, Secretary, present
Lovellette Upton, Director, present
Jack Fuehr, Director, present
Ted Hardy, Director, present
Harvey Wright, Director, present
Jim Mulligan, Director, present
Eight members present, quorum established

Introduction of Guests and Audience Comments

Rick Sprott, AAFPO Member, wanted to speak to the Board about recycling. He would like to establish a relationship with the AAFPO Board and the Village Sustainability Committee to get the word out regarding recycling.

Cissie & Ron Larsen, AAFPO Members
B.U. Terry, E/ACC Chair
Maren Smith, Member Services Director, Angel Fire Resort
Russ Coyle, AAFPO Board Administrative Assistant (BAA)

Approval of Agenda

Harvey Wright motioned to approve the 9/8/10 agenda. Lovellette Upton seconded, the motion carried.

Approval of Minutes

July 14, 2010 – Lovellette Upton motioned to table the approval of the 7/14/10 minutes until Jack Fuehr has an opportunity to review further. Jack Fuehr seconded, the motion carried.

August 11, 2010 – With no additions and/or corrections, Ted Hardy motioned to approve the minutes of the 8/11/10 minutes. Lovellette Upton seconded, the motion carried.

Old Business

Funds to be set aside in the budget for gifts of appreciation on behalf of the Election Committee – Lovellette Upton motioned to set aside monies in the budget for gifts of appreciation on behalf of the Elections Committee. Ted Hardy seconded, the motion carried.

Update on 2009-2010 AAFPO Board Meeting Minutes – Kent Smith explained that the February 2009, March 2009 and April 2009 Minutes were still outstanding. Both February and March are approved according to the April 2009 Minutes. Kent has no records of either. All Board members will search for the two missing months. Jack Fuehr will review the April 2009 Minutes and forward any corrections to Russ Coyle (BAA).

AAFPO Board Minutes Approval Process – Kent Smith presented a new procedure to the Board suggesting strict timelines, less dictation and summarized reports for everything from the preparation through the final approval. After a brief discussion, Lovelle Upton motioned to approve the AAFPO Board Minutes approval process as presented. Ted Hardy seconded, the motion carried. A copy of the process is attached.

C/S Process – Jim Mulligan presented the Board with a new communications process in order to gain feedback from AAFPO membership. The new complaint/suggestions (C/S) procedure is designed to ensure each complaint and or suggestion is reviewed, documented and appropriate action be taken. After a discussion regarding various methods of getting the process out to the community, Jim motioned to accept the C/S Procedure as written. Ted Hardy seconded, the motion carried. A copy of the process is attached.

Formation of a standing Membership Agreement Committee – Mike Woolley opened a discussion pertaining to the need for a standing Membership Committee. The Committee will be in place and active no later than March 1, 2011. This Committee will consist of approximately two AAFPO Board members, two AFR (Angel Fire Resort) members and two association members. Lovelle Upton motioned to appoint Mike Woolley as chairman of the Membership Agreement Committee and to have Mike present his committee members at a later date. Ted Hardy seconded, the motion carried.

Resolution 2010-001 AAFPO/AFR Data Base – Lovelle Upton stated that the goal of both AAFPO and AFR is to create and maintain an accurate database of member information. After further discussion it was determined that Resolution 2010-001 needed to be better defined. Once revisions are made, Maren Smith would ask the AFR counsel to review/approve. Lovelle Upton motioned to table Resolution 2010-001 pending further review. Jim Mulligan seconded, the motion carried.

The Opinion Survey – Jim Mulligan proposed a survey of various questions be sent to the association members. Jim suggested in addition to the Board soliciting information and opinions from its members, every committee could obtain more precise opinions as well, using the Amenities Committee as an example. It was suggested that once a quarter would be an appropriate timeline to submit a survey. Mike Woolley asked that all questions for the surveys be run through the President before release.

Resolution 2010-002 Recording Devices – Lovelle Upton presented Resolution 2010-002 to the Board for review and approval. In summation, the resolution states, no recording devices will be allowed in the Board meetings with the exception of the Secretary of the Board or a designee in order to verify the accuracy of the minutes. After discussion, Lovelle motioned to approve Resolution 2010-002 Recording Devices as presented. Kent Smith seconded, the motion carried. A copy of the resolution is attached.

Amenities update and request to move money to the golf course for additional golf balls for the driving range – Ted Hardy gave an overview of the current status of the Amenities Committee. A discussion about weather shelters on the golf course ensued and Mike Woolley asked the Golf Amenities Committee to recommend the locations of the proposed shelters. These proposed locations would then be submitted to the Resort for review and implementation. In addition, Ted wanted to know if the Board felt as if we should move some Amenities monies around in order to purchase more golf balls for the driving range. After discussion, it was decided that it was too late in the year to buy additional driving range golf balls; this will be addressed early in the season next year. Ted's final comment was to Maren Smith stating last year AAFPO allocated \$15,000 toward the driving range and putting green area improvements. Why did the newspaper state that area was to be designated for special events? Maren did not have an answer but would find out and advise. In an effort to maintain the timeline of all the projects submitted by AAFPO, Lovelle suggested that if once the project templates were approved by both AAFPO/AFR, the Amenities Committee Chair should review monthly to ensure all work is being followed as scheduled. If this is not happening, then the Committee Chair is to get with Maren Smith to find out why and report back. A copy of the Amenities report is attached.

New Business

Shuter Library Membership – Mike Woolley stated that the Shuter Library now had to solicit members for financial aid. After discussion, Kent Smith motioned to join the Shuter Library as a sponsoring family for \$200 a year. In addition, the Board approved an expenditure of not more than \$1,500 in annual fees for maintaining AAFPO records and all services rendered by the library, including digitization and uploading of all minutes and other pertinent AAFPO data on the Shuter Library web site. Lovelle seconded, the motion carried.

Advertising for the Visitors Guide – Mike Woolley was asked if the Board wanted to place an ad on behalf of AAFPO in the Angel Fire Visitors Guide. After discussion, the Board was not in favor of advertising at this time.

Communications Committee Nominee – Jim Mulligan asked the Board for approval to have Karen Kelly added to the Communications Committee. After a discussion regarding the fact that Karen was not an AAFPO member, Jim motioned to accept Karen Kelly to the Communication Committee pending further review of the By-Laws. Lovelle Upton seconded, the motion carried.

Resort Report

Maren Smith reported collections being the highest they have ever been for the month of August probably because of more Charter members taking advantage of the early pay discount. The Resort has contracted with Qwest for a tele-dialer program to help with collections. She reported that the Resort was working on the prairie dog problem and hoped to report back soon. The Resort has doubled the number of Platinum Members from 200 to 400 members. Maren reported that "Calling All Flakes" would be on November 13 this year and asked Mike Woolley to MC the event. Mike accepted. Jack Fuehr asked Maren to state for the record what the documents say with regard to base members and CPI limitations on annual dues increases. Maren said that the documents do

not limit a CPI increase on Base and Premier Members. Jack asked specifically what documents are those. Maren replied the Amended Joint Plan and the Supplemental Declaration. She went on to say, nothing limits us to just a CPI increase for Base Members. However, since the mid-1990's, it is something that we have just followed; there is no written or formal policy. She went on to say, it so happens, that every year since the Bankruptcy we have only increased the Base Memberships dues by the percentage of the CPI. Jack stated that the Amended Joint Plans were written before there were Base Members, so the question is, how were they excluded if the CPI adjustment was in the plan before there were Base Members. Maren said that would be a question for the legal department.

Reports

President Report: Mike Woolley reported that Qwest was given a multi-million dollar grant to bring DSL/Broadband to Colfax County. Mike is working with the Village and as the President of AAFPO to move Angel Fire up on the list.

Treasurers Report: Filed separately before the meeting.

E/ACC Report: B.U. Terry reported no new starts for the month and only 9 starts to date this year. The Village had 15 starts as of this time last year.

Finance Report: Filed separately before the meeting.

The next scheduled meeting will be December 8, 2010 at 5:00.

Lovelle Upton motioned to adjourn the meeting, Kent Smith seconded, the motion carried.

The meeting was adjourned at 7:12 p.m.

Respectfully submitted, September 20, 2010

Russ Coyle

Mike Woolley – President

Date

Attachments: Board Minutes Approval Process
Complaint/Suggestion (C/S) Process
Resolution 2010-002 Recording Devices
Amenities Report
Treasure's Report
Finance Committee Report