

Casolar HOA Special Issue Board Meeting Minutes

January 22, 2021

The meeting was called to order at 5:02 pm MST. Participating on the call:

- Donna Pylman Hurwitz
- Brendan McCarthy
- Seanna Mulligan
- Reid Phillips

Old Business

- Discussed New Construction Policy
- HOA to develop a construction rider since much of the HOA is on a private road and all grounds are common area to the HOA. TOV enforcement is limited due to the issues listed above. Construction timelines needs to be addressed as well. Site agreements for ongoing storage of equipment, access to the property, construction parking and homeowner responsibility to neighbors.

Construction Policy

After the 1/11/2021 HOA Meeting, the HOA Board decided to clarify in writing the needs of the HOA community while units are under construction. Prior to owners planning construction projects for the upcoming construction season.

- Town of Vail TOV has strict policies for construction and updating units.
- Two of the roads in the HOA are private which makes the HOA responsible for policing the private roads.
- Parking of construction, owners and guest vehicles have hampered snow removal. Our plowing contractor has contacted the President about cars on the roadway.
- Discussed interrupted utilities, storage of construction items, use of common area, restoring landscaping, parking and permitting.
- TOV gives the HOA and residents additional coverage however we are a non-compliant subdivision so we need additional clarification for construction in our HOA.

The attached construction policy was adopted at 5:20 PM with unanimous approval of all in attendance.

Respectfully submitted Seanna Mulligan