



possibility of future problems is eliminated or placing a meter on their total usage and possibly billing them for their excess water usage.

**Budget 2007**

A 2.49% increase was proposed by the board for the year and around a annual 3% increase was proposed for future years that would allow for changes in the cost of living. The association with the 2.49% increase is allowing for increases in expenses of \$6,600 for the year over 2006 actual.

Motion was made, seconded and unanimously **Resolved** to ratify the FY2006 budget.

**Election**

Doug Cogswell - term is up this year Doug expressed a willingness to continue as a member of the board and no one present dissented.

Motion was made, seconded and unanimously **Resolved** to re-elect Doug Cogswell back on the board for another 3 year term to expire in 2009.

The board agreed that Fraser Horn would act as President, Doug Cogswell to continue as Vice President and Sandy treat as treasurer.

**New Business**

Stewart Title asked about building awning replacement. Stewart Titles awning is faded and needs replacement. The board informed Sandy Capell that the board was soliciting bids to replace all awnings this year. The association will pay for this expense out of reserves. The owners and tenants that have business names on awning would be required to pay for adding those graphics. Stewart Title asked the hotel to look into diverting the water that drains from the condo deck above their awning so it does not fall onto it making it fade an look unsightly. Bill will have Larry Vigil gets bids on adding a device to divert water from this deck with the work to be done in the spring before the new awnings are installed..

Director Cogswell said his tenants, Juniper Restaurant, wished to exercise their option to use the limited common area assigned to E-101 in the lobby. For a restaurant patron overflow area. This area would have a railing around it and a few tables where guests could be served cocktails and appetizers would be to placed in this area for their guests who are waiting for tables. The condo map was pulled and the board looked it over and agreed that this area is LCE to the unit and requested that the restaurant owners put the plan in writing to the board and to Eagle County for approval.

**Nest Meeting**

TBD by Fraser Horn with the board in January to discuss water issue in depth.

**Adjournment**

There being no further business to come before the Members of the 1<sup>st</sup> & Main Association, the meeting was adjourned at 5:04 pm.

Respectfully Submitted,

Bill MacFarlane  
Inn at Riverwalk Property Management