

Elizabeth called the meeting to order at 4:05 MTN.

New board member, LuRhea Davis, introduced herself. She grew up in the Canyon and has lived in ESW for the last 7 years. Welcome, LuRhea, and thank you for volunteering!

FINANCIALS - (Adam). Full-year financials provided in August. First-quarter numbers will be discussed at the next meeting.

MANAGER'S REPORT- (Adam).

Window replacement project: Completed in early summer. Some detail work remained in one condo that Twin Peaks completed to the owner's satisfaction.

Paver Project - completed Village-wide.

There was a need to refurbish the entry area between the end of the pavers and the ESW entrance door, which extended to the Ski Locker entry. Required concrete pad topped with a coating that is hard, durable, and slip-resistant. Cost was \$9000..

Propane Pressure Valves - The propane pressure delivered to all four Solitude Village buildings was recently found to be too high, posing a life-safety issue. PRV valves will be installed, which will insulate the buildings from unwanted surges in pressure. The cost should be approximately \$10,000 per building.

The remainder of maintenance work going into the winter season will be focused on smaller jobs such as cleaning woodwork, etc.

Review of Reserves/Capital Improvements - For the next meeting, Adam will update the timeline of ESW HOA capital expenditures / useful life. Adam noted that the ESE has just completed a multi-year reserve study. Elizabeth will ask the ESE President to share the results.

SPECIAL EVENTS (Elizabeth) - The SKiMo event will be a first-time event in the upcoming Olympics. Solitude to host a World Club event to determine whether the USA or Canada will win the single North American slot. First week of December. Part of the ESW garage to be used for ski tuning; also need volunteers to check competitors in at Last Chance. Discussion followed regarding the impact of such sports events on the ESW building/facility. For example, a recent resort-sponsored biking competition was very large and resulted in competitor bicycles being parked in hallways, leaving tire marks on carpets, and so on. Adam to bring up with the SVMA board various solutions to issues surrounding the impact on the condo buildings of large events sponsored by the Resort.

PROPOSED NEW PARKING LOT (Elizabeth) - No additional public information released since the August annual meeting.

GARAGE / DRIVEWAY LAND - Elizabeth reported that we are waiting for the owner to sign the legal paperwork to transfer a small piece of his property adjacent to the garage entrance to ESW. Legal work has been completed.

BOARD POSITIONS - Continuing need for additional board members. President Elizabeth Mennell to leave ESW board by the end of winter 2026 to move into her new home on the mountain. Who will step up to fill her important shoes?

The Board meeting was adjourned at 4:45 p.m. MT.

Respectfully submitted,
Sharon Parente