

Mountain Edge Condominium Association
Board of Managers Meeting Agenda
Conference Call
Wednesday, October 1st, 2025 ~ 3pm MT

CALL TO ORDER

H Malik called the meeting to order at 3:02pm MT.

ROLL CALL / ESTABLISHMENT OF QUORUM

In attendance –

Hassan Malik

Lauren Steel

Martin Smilkstein

A quorum was established with all 3 Board members in attendance.

Also in attendance, Jeremy Tyrell (homeowner), Sierra Bearth and Michael Geheb, Crested Butte Lodging & Property Management Staff (CBL)

NEW BUSINESS

STR Licensing Fee Regulations

H Malik made the following –

Motion:	Approve the STR Licensing fee language as drafted for the rules and regulations, with the edit that the fee will be transferable to the buyer should the unit sell.
2 nd :	M Smilkstein
Discussion:	None
Vote:	Unanimous approval

2024 Taxes and Funding Discussion

S. Bearth discussed the status of the taxes for 2024. This tax filing will be prepared based off the books ending June 30th, 2025. The CPA estimated that the federal taxes owed will be around \$57,000 dollars. The Board discussed various ways to pay this tax bill due and concluded engaging a repayment plan from the IRS will be the best course of action. The board would like CBL staff to draft a notice to the ownership group alerting them about the upcoming tax bill and plan.

Draft Capital Plan

S. Bearth presented the drafted capital plan from CBL. The board expressed interest in replacing all common doors at once, but doing a little painting each year. S. Bearth discussed doing a reserve study on the building. The board would like CBL to get a proposal for doing the study.

Establish Date of 2025 Annual Meeting

The 2025 Annual Owners' Meeting will be established via email.

ADJOURNMENT

H Malik made the following –

Motion: Adjourn the meeting

2nd: M Smilkstein

Discussion: None

Vote: Unanimous approval

The meeting was adjourned at 3:52pm MT.