

Crail Creek Informational Meeting
Friday, March 18th, 2022, at 12:00 p.m. MDT

Meeting Minutes

Attendance

In attendance were Charon Warwick-Canning, Leif Johnson, Bryan Dige, Joe Cahalan, Patrick with Timber Tech Azek, and Scott Hammond and Maria Locker with HPM

Presentation

Patrick with Timber Tech Azek gave a presentation of their products. He stated that his company was leader in manufactured decking. The product mimics the natural look of wood but is environmentally friendly, long lasting and aesthetically pleasing. It comes with a life-time structural guarantee against cracking and breaking, it will not change color and they vintage series is certified class A against flame spread. This material can not only be used as decking but also as siding and trim (Big Horn Condos are currently installing as trim). Planks come in different widths to accommodate different uses and styles. Decks will be very low maintenance, and easy to clean. The boards are slip resistant and have good traction when wet or snowy. The material is very durable and not easy to damage, small chips can be fixed with a heat gun.

Joe asked about railings. Charon stated that log railings will be replaced with metal railings, the top of the rail will be covered with Timber Tech material.

The only difference between the Vintage and Landmark collection is texture and fire rating, both are readily available. If going ahead with this product Patrick would like to speak to the contractor to make sure it will be installed properly.

Scott stressed the importance of no or very low maintenance, as the cost for labor and maintenance is considerable.

Board Discussion

Charon is working with several contractors to finalize pricing. She stressed that it was important to commit to a contractor to secure availability and cost. It was talked about the grey color being the best option, making the campus look more updated and the lighter color not showing as much dirt. Charon stated that if it was her choice, she would hire Blackmore Construction, they are a small company out of Bozeman. They have only three people working and are willing to do the project in two phases, which will help financially.

One set of stairwells was completed last year in a dark brown color and different material. Charon thought the dark color makes the campus look dated, and should possibly be redone in a lighter color, Bryan stated that he didn't see the need to redo something that was already replaced.

Deck joists and wood will be replaced as needed on a time and material basis. Charon has 4 different estimates and will distribute these to the other board members for review.

There will be an open member forum held on March 28th, 2022, at 9:00 a.m.