

**MESA RIDGE TOWNHOME ASSOCIATION  
ANNUAL MEETING OF THE MEMBERS  
Minutes of March 28, 2013**

The **meeting** was called to order at 3:05 pm by Ron Cobb, President.

**Notice**

It was established that the notice of the meeting was sent out in compliance with the Association Documents.

**Quorum**

A quorum was established with 39 lots represented, 15 lots represented in person, and 24 lots represented by proxy.

**Approval of Minutes**

A **motion** was duly made by Ralph Wilde and seconded by Vic Beckler to approve the March 22, 2012 Annual Meeting of the Members minutes as presented. *Passed.*

**Introduction of Officers and Committees**

Ron Cobb, President, introduced the Board of Directors, Committees, Volunteers and Association Management.

**FYE 2013 – The Year in Review**

Ron Cobb discussed what was done in the past year with regards to painting and roofing. During the year, ten properties were painted. These properties were 12-15 West Ridge Court, 166-172 South Ridge Court, 211-217 South Ridge Court and 229-232 South Ridge Court. During the year, two properties were re-roofed. These properties were 137-141 South Ridge Court.

**Financial Report**

The Association Manager presented a short overview of the association's financial position as of February 28, 2013. A **motion** was duly made by Ray Fallon and seconded by Ralph Wilde to approve the February 28, 2013 financial report, as presented, subject to audit. *Passed.*

**FYE 2012 – What's on the Horizon**

Keith Lammey presented details of the FYE 2014 budget that was approved by the Board of Directors on January 24, 2013. A **motion** was duly made by Eric Edgerton and seconded by Ralph Wilde to ratify the FYE March 31, 2014 budget as proposed and previously approved by the Board of Directors on January 24, 2013. *Passed.*

Keith Lammey discussed the tentative painting and roofing schedules for the upcoming year.

**Nomination and Election of Directors**

Dee Benton's and Ron Cobb's terms on the board ended with this meeting, thus there were two open positions on the Board of Directors. Ron Cobb indicated that he did not want to run again. Dee Benton had previously advised that she was willing to continue to serve if nominated and

elected. President Cobb called for nominations. Keith Lammey nominated Dee Benton. Ray Fallon nominated James Arnold. There were no additional nominations. Eric Edgerton moved to close the nomination. Ralph Wilde seconded the motion. A **motion** was duly made by Ray Fallon and seconded by Eric Edgerton to elect Dee Benton and James Arnold to the two open board of director positions by acclamation. *Passed.*

### **Tax Resolution**

The proposed tax resolution was read. A **motion** was duly made by Eric Edgerton and seconded by Dana Barker to approve the Tax Resolution as presented. *Passed.*

### **BMSA Delegate Report**

Keith Lammey, BMSA Delegate, reported on the activities of the Battlement Mesa Service Association including that (a) the BMSA's [www.BattlementMesaColorado.com](http://www.BattlementMesaColorado.com) website which was launched on December 1, 2011 had nearly 1.4 million hits on it during February 2013, (b) that the BMSA's monthly electronic newsletter, though not nearly as successful as the website, was still being read by many based upon the monthly reports and (c) that the Annual Meeting had been rescheduled to April 2013 (vs. December 2012) in order to make it easier for residents and members to attend the meeting. For the first time ever, a lite meal will be served at the annual meeting.

### **Adjournment**

With no further business to come before the Members, a **motion** was duly made by Eric Edgerton and seconded by Ralph Wilde to adjourn the Annual Meeting of the Members. *Passed.* The meeting was adjourned at 4:17 pm.