

BRIDGES AT BLACK CANYON HOMEOWNERS ASSOCIATION
SPECIAL BOARD MEETING – SUNDAY, DECEMBER 4, 2022 AT 1:15PM

~ MINUTES ~

DRAFT to be approved by board members

Present Executive Committee: Dennis Friedrich - President; Leslie Caimi - Vice-President; Kris Flower – Secretary; Beth Feely – Treasurer satisfying quorum. Lew Thompson was present for Executive Session.

Present Homeowners: Laird Landon; Jim Carlson; Carl Caimi, Toby Wilkins, Katie Wilkins, Mary Vader and Jim Yannacone.

General Meeting called to order at 1:18pm.

President Dennis Friedrich stated the meeting was called for the specific purpose of ratification of property owners amendments to property lines that have been approved by the City of Montrose. President asked the entire room if there were any questions and/or comments on two occasions. Homeowner, Jim Carlson, offered a document to President for review which he was familiar. The two disagreed on interpretation of the point. President thanked homeowners for their attendance and asked them to retire from the room and he would ask them to return following Executive Session.

Homeowner, Laird Landon, asked if he could remain for Executive Session with the response that he needed to retire as well. General meeting adjourned at 1:27pm.

Executive Session convened at 1:28pm. Member, Lew Thompson, joined the meeting by speaker phone at this time. Executive Session Adjourned at 1:35pm.

General Meeting was reconvened at 1:36pm. President Friedrich left the board room to invite the homeowners back to the meeting for the conclusion to find they had gone home. The meeting proceeded to include a vote on ratification of property owner amendments to homesite boundaries approved by the City of Montrose when declarant control by Lew Thompson ended. A spreadsheet prepared by Beth Feely was with details of those boundary amendments was presented to the board. One amended plat granted after declarant control ended was excluded from the vote to adhere to CCIOA statutes.

Dennis Friedrich asked for a motion to ratify the past boundary amendments, Kris Flower made the motion, second by Lew Thompson. Followed by a vote made in which all present parties voted yes or aye. The motion carried unanimously.

The meeting was adjourned at 1:39pm.

Submitted By: Kris Flower, Secretary / Executive Board of Directors