

Village of Fountain Greens Condominium Association

ANNUAL MEETING MINUTES

January 30, 2013

Bray Education Center
640 Belford Avenue
Grand Junction, CO 81501

Board Members in Attendance

Ellen Cobb
Julia Kleven

Bray Property Management in Attendance

Jami McLennan

Call to Order

The meeting was called to order at 5:37 p.m. by Jami McLennan.

Introductions

Management introduced the Board of Directors to who were present.

2013 – 2014 Budget

Management asked if there were any questions concerning the budget. Since there were was not a majority of homeowners present, Management asked for a motion to approve the budget as presented.

Motion: Doran
Second: Cobb

Resolution: To approve the 2013 – 2014 Budget as presented.

Motion carried unanimously

Landscape Contract

The 2013 Landscape contract with Liqui Green had already been approved.

Announcement of Quorum

Management announced that 25% of the membership either in person or by proxy was needed to be represented to achieve quorum. Quorum was been achieved with 25 proxies or persons in attendance to meet quorum.

Annual Election

The purpose of the election is to elect one (1) Board Member for a two (2) year term. Management passed a ballot or proxy to the homeowner who was present that needed a ballot or proxy.

Nominations from the Floor

Management asked if there were any nominations from the floor. There were no nominations therefore; nominations were closed.

Volunteer for the Inspector of Election

Management appointed Carol Bishop as Inspector of the Election. Ms. Bishop confirmed that there were no write-ins on the proxies that were received in the mail or turned in to Management. Since there was one (1) person running for the one (1) position and there were no write-ins or nominations from the floor; Management asked for a motion to elect the slate as presented.

Motion: Doran

Second: Cobb

Resolution: To elect the slate as presented.

Motion carried unanimously

Close of Election

Management asked if there was any further business to come before the membership for the election. There were no further questions from the membership, therefore the election was closed.

Miscellaneous Business

Organizational Meeting

The new Board of Directors will be Ellen Cobb, Kathleen Doran, and Julia Kleven. Ms. Cobb and Ms. Kleven have a remaining one (1) year left on their term and Ms. Doran was elected for a two (2) year term. The Board will be as follows:

Ellen Cobb; President

Kathleen Doran; Vice-President

Julia Kleven; Secretary/Treasurer

Verbiage of the Proxies

Management informed the Board of Directors that Management will look at the proxies and determine if the proxies need to be revised.

Reserve Study

Management presented a Reserve Study to the Board of Directors to review and inform Management if they would like to pursue a Reserve Study for the Village of Fountain Greens.

Painting of Building E

There was a brief discussion in regards to the painting of Building E. Painting will continue in the spring of 2013 and will start with building E.

Pets

There was a discussion in regards to pets as per the master CC&Rs pets are not permitted at the Village of Fountain Greens.

Parking

There was a brief discussion in regards to parking in the parking lot and when it is a violation. The vehicles are in violation if the vehicles registration is not up to date, no license plates, or inoperable vehicles.

Questions from the Floor

Management asked if there were any questions from the floor. There were no questions from the floor.

Adjournment

There will be no further business to come before the Board of Directors at the Annual Meeting; the meeting was adjourned at 6:02 p.m.

Ellen B. Cobb
SIGNATURE

2/15/14
DATE