

**The Arbors at Mountain Shadows**  
**Condominium Owners Association, Inc.**  
**Rescheduled Annual Meeting of the Membership**  
**Thursday, April 21, 2016, 6:30 p. m.**  
**Fire Station No. 18, 6830 Hadler**  
**MINUTES**

1. Call to Order: 6:42 p. m.
2. Welcome.
3. CONO announced that Members and Proxies present resulted in 39.66% establishing a Quorum.
4. Agenda: Lori Morgan, moved to approve the Agenda as presented; second by Susan Mills; approved unanimously.
5. President Rand introduced the Chairs of the Committees: Jennifer Emerson, Buildings; Lori Shaw, Grounds; Marilyn Smith, Roads; Linda McGee, Social; and Keri Beckman, Finance.
6. Minutes of Members Meeting, November 20, 2015: Lori Morgan moved to approve the minutes as presented; second by Director Kondris.
7. Presentation of the Treasurer's Report:
  - a) Balance Sheet.
  - b) Profit and Loss Detail Statement.
8. Election of Director.
  - a) The Nominating Committee nominated Ahmad Gordji to fill the director position which ended November 30, 2015.
  - b) No nominations from the floor. Lori Morgan moved to close the nominations; second by Susan Mills; approved unanimously.
  - c) Results of voting: Ahmad Gordji elected unanimously for the director's term ending August 31, 2018.
9. Activities: Scheduled, suggestions.
  - a) Garage Sale: June 10 and 11.
  - b) Community Get-together: June 12.
  - c) Ute Valley hiking
  - d) Christmas Reception
10. Reminders to Homeowners concerning window screens, staircases, lights that need to be addressed.
11. Committee reports.
  - a) Grounds
    - Donations for flowers, mulch, bulbs, trash bags.
    - Clean-up grounds; pruning bushes, vines.
    - Pet issues discussed at length, including need for registration.
    - Froggy's Pest Control will charge \$35.00 to spray inside a unit.
  - b) Buildings
    - Window screens in need of repair.
    - Staircases in need of repair.
    - Paint code on website under Maintenance tab.

12. Update on current and proposed projects:
  - a) Cement curbs, pans, and some sidewalks.
  - b) Asphalt work this year on Alicia Point regarding crazing, seal coating, and striping.
  - c) Roof inspections completed; Insurance claim for hail damage to the roofs.
    - Loss assessment clause in the HO6 policy recommended/advised.
  - d) Fire Department will change smoke alarms on vaulted ceilings.
13. Laurie McIntyre volunteered to be secretary as the result of the resignation of Jackie Townsend.
14. Lori Morgan and Kathleen Scovil volunteered to be on the Nominating Committee.
15. 2016 Proposed Amended Budget presented to the membership with appropriate explanations.
16. Meeting adjourned 8:19 p. m.