

## SOTHA Annual Meeting Minutes

07/29/08

- Call to order

Michael Vernon called meeting to order

- Establish Quorum

Members present:

Michael Brimm  
Ron Pingatore  
Ross-Terre Holdings (Dana Pingatore)  
Rick Cote  
Hawley and Emily Smith  
Joy Hartman  
Sallie Shatz  
Stewart and Sandy Holmes  
Leonaitis by Proxy (Holmes)  
Papenfus by Proxy (Holmes)  
Eric and Kelly Hansen  
TCBG by Proxy (Hansen)  
Nancy Lowe  
Susan Holiday by Proxy (Lowe)  
Muriel Frei representing Shirling Lauricella  
Lynn Goldsmith and Husband  
Michael Vernon  
Kevin and Andrea Michelson

18 property owners constitutes 54.5% of 33 total in Association – Quorum

- Minutes of Prior Meeting 07/25/07

Published on Web site, members agreed not to read and approved as published.

- Treasurer's Report – Accrual Basis

Kevin Michelson distributed report and explained.

Muriel Frei expressed her discontent in paying similar fees to all others in Association even though she does not use Shield-O Road. Michael Vernon explained that the CCIOA prevents such activity by Colorado law.

- 2008-2009 Proposed Budget

Kevin Michelson explained proposed budget in conjunction with treasurer's report amounting to an annual due of \$1,400 for the next fiscal year. The membership unanimously approved the proposed budget.

- Noxious Weed Report

Eric Hansen reported that the roads have been sprayed. We are losing the battle against the weeds because property owners are not taking care of their own property.

- Fire Mitigation Report

Eric reported that we will be eligible for a \$3000 refund on up to \$6000 worth of work. Eric reported that the work will begin as soon as he finds people to help with the task.

- Road Maintenance Report

Eric reported that we a bid is forthcoming from Howard Vagner. He would plan to shop the bid to other companies. The association agreed that Old Pond way shall be a priority on the work to be performed this summer.

- Conversation with regards to upper ditch

Hawley Smith explained that he is investigating the opening of the ditch for the benefit of the subdivision, and the Mesa, at his own expense.

- Voting Item – Shall the Association take the necessary means to reduce the number of board members from 7 to 5?

After a short discussion the association agreed to keep the number of board members to 7.

- Nomination/Election of 2008-2009 Board Members

Board members nominated:

Michael Vernon  
Eric Hansen  
Kevin Michelson  
Sallie Shatz  
Larry Leonaitis  
Joy Hartman  
Hawley Smith  
Ron Pingatore

Board members elected:

Michael Vernon  
Eric Hansen  
Kevin Michelson  
Sallie Shatz  
Larry Leonaitis  
Joy Hartman  
Hawley Smith

- Any new business

No new business

Meeting adjourned

*Transcribed by Kevin Michelson – 08.31.08*