

MERIDIAN LAKE MEADOWS OWNERS ASSOCIATION, INC.
ANNUAL HOMEOWNERS MEETING
MONDAY, JULY 6, 2015 – 4:15 P.M.
QUEEN OF ALL SAINTS
CRESTED BUTTE, CO 81224

Gary Rainwater called the meeting to order at 4:30 p.m. Angela Reeves confirmed that notice of meeting had been mailed on June 3, 2015.

Roll Call/Establish Quorum

Members Present in Person:

| | |
|--------------------------------------|----------------|
| Joe and Beth Hise | Lot 49 |
| Sam Ganz | Lot 50 |
| Graham Elliott | Lot 41 |
| Gary and Fran Rainwater | Lot 55 and 56 |
| Curt and Pam Wilker | Lot 40 |
| Jim and Susan Maclean | Lot 44 |
| Ron and Ruth Baker | Lot 54 |
| Bill and Anne Ronai | Lots 42 and 43 |
| Donna Seligman | Lot 31 |
| Gordon and Angela Reeves | Lot 1 |
| Rob Harper, Toad Property Management | |

Proxy received for:

| | |
|-----------------------------|--------|
| Lynn and Shirley McCullough | Lot 47 |
| JC Lealock and Krite Lyon | Lot 5 |
| Barbara Myers | Lot 6 |
| Ronda Ganz | Lot 50 |

15 owners (27%) were represented at the meeting.

Reading and approval of past minutes

A motion was made to approve the July 2, 2014 meeting minutes as mailed. Bill Ronai seconded the motion and it was unanimously approved.

Reports

Management: Angela Reeves introduced Rob Harper as the new owner of Toad and explained that Rob is fully licensed as required by the state. Angela explained that the real estate market has picked up. One vacant lot and one home has sold in Meridian Lake Meadows since the last annual meeting. Angela explained that if anyone needs weeds pulled to please contact Rob at Toad as soon as they pop up before they spread. This is especially important with the noxious weeds. Gordon noted that a new gate has been installed.

Officers: It has been a very quiet year for the Officers. No plans for new construction have been brought forward. There was a short discussion about the possibility of putting up snow poles on Meadow Drive. The board will further discuss this.

Financial Report and Ratification of the 2015 Budget

Angela explained that the owners should expect a small dues increase in 2016 because the expenses have slowly increased. All present unanimously approved the 2015 Budget.

Election of Board of Directors

Gary Rainwater's three year term has expired. Gary has agreed to run for another three year term. All present unanimously elected Gary to serve for another three year term.

New Business

Those present are in favor of getting snow poles added to the county road. Gordon doubts that the county will be willing to put them on the road sides. Rob will email Marlene Crosby with about the possibility of getting the county to install snow poles on the county road. The vast number of bicycles on the road have posed a potential danger to those traveling on the county road. Rob will contact the county about a potential bike path and/or signage to help mitigate the dangers of increased traffic.

The meeting adjourned at 4:55 p.m.

Submitted by Abby Loken, Toad Property Management, Inc.