

**MINUTES
BOARD OF MANAGERS
MERIDIAN LAKE PARK CORPORATION
TUESDAY, MARCH 26, 2019
3:30 P.M.**

Present:

Roger Woodward
DJ Brown
Jim Sargent
Beth Hise (by phone)
Fred Rock (by phone)
David Light (by phone)
Rob Harper, Toad Property Management
Brian Brown

Rob called the meeting to order at 3:34 pm and confirmed there was a quorum. It was agreed the next meeting would be held on April 23, 2019 at 3:00 pm.

Beth made a motion to approve the minutes of the meetings held on November 27, 2018, January 15, 2019, February 19, 2019 and March 4, 2019. Fred seconded the motion and it was unanimously approved.

After discussion it was agreed all Board members would circulate by email their proposed Covenant changes using redline track changes and the proposed changes would be reviewed via email prior to the next Board meeting. Following acceptance of the proposed changes by the Board at the next meeting the document would be passed to Beth Appleton for review. Roger suggested reviewing the Design Guidelines and Bylaws and making notations in the Covenants if changes to the Design Guidelines or Bylaws would also be necessary to keep the documents consistent.

At 4:03 pm Beth made a motion to go into a short Executive Session. Roger seconded the motion and it was unanimously approved. Brian Brown left the meeting.

At 4:20 pm Roger made a motion to leave Executive Session. Jim seconded the motion and it was unanimously approved. Brian Brown returned to the meeting.

Beth made motion to invite Chuck McGinnis to complete the term on the Board vacated by Sherron Green. Fred seconded the motion and the motion carried by a majority. Rob agreed to contact Chuck.

After a short discussion it was agreed no money would be allocated to stocking the reservoir with fish as funds needed to be held in reserve and a dues increase would not have the support of the Board at this time. It was generally agreed if individual owners wanted to spend their own money on a trial stocking of the reservoir the Board would support them. Rob agreed to contact Sam Nay with the Board's decision and ask if Sam wanted to draft an email to be circulated to all owners inviting owners to financially participate in a fish stocking venture.

Rob explained the Architectural Control Committee (Roger, Beth and David) had met to review plans and when all questions had been answered and the ACC was ready to approve the projects the plans would be circulated to the entire Board for their approval. Rob said 62 Snodgrass had submitted a request for a sauna and the ACC was waiting for a response regarding setbacks. Rob said 35 Snodgrass had submitted a request to move a house from Town to the vacant lot and the house was slightly below the minimum size requirement but the ACC supported the granting of a variance. Rob explained the owners would have to obtain reports from an engineer

and other approvals and with the MLPC initial support of the concept they would be able to begin the process. Rob explained 23 Peeler Lane had submitted plans for a new contemporary home designed by Ben Somrak, a local builder and designer, although not a licensed Colorado architect. Rob said Kent Cowherd had received plans for both 35 Snodgrass and 23 Peeler and would be making his recommendations.

Brian Brown said the Water District had hired an accounting firm to review finances related to MLPC and the report was expected by the end of June, 2019. Brian said he would only attend another MLPC Board meeting when there was something new to report.

Roger made a motion to adjourn the meeting at 4:51pm. Jim seconded the motion and it was unanimously approved.

Prepared by Rob Harper, Toad Property Management