

FOUNDERS PLACE HOMEOWNER ASSOCIATION ANNUAL MEETING

Monday, December 6, 2021, at 6:00 pm

Meeting Held Virtually

1. Call to Order- The meeting was called to order at 6:03 by Board President Sheila Ryder
2. Establishment of Quorum- With 10 of 36 homeowners in attendance in person or via proxy, a quorum was reached.
 - a. Board Members in Attendance:
 - i. Sheila Ryder (B-203)
 - ii. Tracie Sargent (F-203)
 - iii. Janessa Petermann (G-202)
 - b. Homeowners In Attendance
 - i. Christina Stadfeld (E-201)
 - ii. Ashley LaFleur (F-201)
 - iii. Nicole Mosby (E-102)
 - iv. Michaela Curtis (F-202)
 - v. Scott Winnegrad (G-102)
 1. via Proxy to Janessa Petermann
 - vi. Keri Srholez (C-103)
3. Approval of Minutes-The meeting minutes from the November 18, 2019 Annual meeting were unanimously approved
(There was not a quorum at the 2020 Annual meeting so there were no minutes to approve from last year's Annual Meeting)

4. Financial Report- The forecast projections for the remainder of 2021 were reviewed as was the Reserve Schedule of the Association.

The 2022 Association Budget was reviewed. A motion was made and the Budget was unanimously ratified. The 2022 dues will increase to \$441 per month per unit.

5. Election of Directors- Shelia Ryder's three-year term is expiring. Christina Stadfeld was nominated and elected to the Board of Directors for a new three-year term. However, current Board Member Janessa Petermann decided to step down from the Board and the new Board nominated Sheila Ryder to take her place to fulfill the remainder of Janessa's term.

Board of Directors:

President: Tracie Sargent (exp 2023)

Treasurer: Sheila Ryder (exp 2022)

Secretary: Christina Stadfeld (exp 2024)

6. Other Business- Concerns surrounding parking availability were expressed. Owners and guests from neighboring properties have been observed using the parking lot at Founders Place. Elevated Colorado requested that any observed issues be reported so that they can be dealt with and it was requested that homeowners do not approach anyone to avoid conflict. Elevated Colorado has committed to reaching out to the neighboring properties to ensure they are informed that this is not acceptable behavior.
7. Adjournment- With no additional Association matters to discuss, a motion was made and the meeting was adjourned at 7:32pm