

**STAR CANYON CONDOMINIUM HOA, INC.
ANNUAL MEETING OF MEMBERS
MINUTES OF MEETING**

November 15, 2016

The Annual Meeting of Members of Star Canyon Condominium Homeowners Association, Inc. was held on November 15, 2016 at 6:00 PM, located at the office of KC & Associates, 10106 W. San Juan Way, Littleton.

I. **Call to Order:** President Reeh called the meeting to order at 6:05 PM.

Determination of Quorum: A total of thirty three (33) proxy ballots were received or presented by Members present, per the sign in sheet. This number represents 46% of the membership entitled to cast a ballot and exceeds the percentage needed to conduct the meeting.

Directors Present: Scott Reeh and Cyndi Parazak. **Directors absent:** Tom Kartheiser. **Others present:** Homeowners per the sign in sheet, Tina White and Angie Johnson of KC & Associates, LLC, Community Association Managers.

II. **Opening Remarks by President:** President Reeh welcomed the homeowner's in attendance. Director Reeh informed the homeowners that the board is looking into roofing claim and will get the homeowners informed if anything is found.

III. **Reading/Waiver of Notice of Meeting:** Upon motion made, seconded, and without objection, unanimously carried, the reading of the Notice of the 2016 Annual Meeting was waived.

IV. **Reading/Waiver of Minutes of Last Annual Meeting:** Upon motion made, seconded, and without objection, unanimously carried, the reading of the 2015 Annual Meeting Minutes was waived.

V. **Election of Directors**

A. Opening & Closing of Nominations from the floor: Scott Reeh was nominated from the floor. Nominations were closed.

B. Vote of Membership: The vote of the membership was done by a show of hands, there were no objections. Scott Reeh was elected to serve a three year term.

VI. **Financial Report:**

A. Balance Sheet- The unaudited financial report through October 31, 2015 was presented and reviewed by the membership.

B. Income Statement- The membership reviewed the Balance Sheet and Income Statement.

C. 2017 Budget- The member dues increased \$10 to \$260 per month for the 2017 year effective January 1, 2017. The Board approved budget was ratified by the membership. One homeowner opposed.

- VII. Discussion /Open Forum:**
 - A. A homeowner present asked about the parking in driveway. The homeowner wants to change the rules for parking in driveway.
 - B. A homeowner asked the board to look into becoming VA approved; she had a disabled client that could not move into the Community. The Board stated that they would put on the January agenda for discussion.
 - C. A homeowner is happy with the stucco job.
 - D. A homeowner asked about the ice in front of unit, Director Parazak will talk to the homeowner after the meeting.
 - E. The homeowners thanked the Board for all their work.

VIII. Results of Election: Scott Reeh was elected to serve a three year term as the Board of Directors, by acclamation.

IX. Closing remarks by President: President Reeh thanked Chris Bader for all the work he contributed to the 2017 budget and Betty McGinnis for all her work she does within the community.

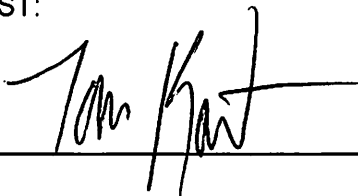
X. Adjournment: There being no further business to come before the membership, the meeting was adjourned at 7:00 PM.

Submitted by,

Angie Johnson CAM Apprentice
 Tina White, CAM
 Community Association Manager

THE FOREGOING ARE THE TRUE AND CORRECT MINUTES OF THE MEETING HELD ON THE DATE STATED ABOVE AND WERE APPROVED BY THE BOARD ON THIS 10th DAY OF JANUARY, 2017.

ATTEST:


 _____, Secretary