

RACQUET CLUB CONDOMINIUM ASSOCIATION
1512 Grand Ave., Suite 109
Glenwood Springs, CO 81601
(970) 945-7266

Annual Homeowner's Meeting
October 12, 2012
6:00 p.m.

The Racquet Club Condominium Association Homeowner's 2012 Annual meeting was held at the office of Crystal Property Management (CPM), 1512 Grand Ave., Suite 109, Glenwood Springs, Colorado on October 12, 2012 at 6:00 pm. A quorum was established.

<u>Present:</u>	Richard Todd Ardyce Clancy Justin Windholz- CPM	Terri Knob Linda and Bob Cutter
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Proxies/ Absentee Ballots: Available at CPM offices.

- Minutes:
 - The Board reviewed the 2011 Annual Meeting Minutes. One minor correction was made. A motion was made to approve the minutes with the noted correction. The motion was seconded and approved.
- Budget:
 - The 2013 budget was discussed. A motion was made to approve the 2013 budget. The motion was seconded and approved unanimously.
- 2013 Board of Directors:
 - There was one vacancy on the 2012 Board of Directors. Bob Cutter volunteered to serve on the Board. A motion was made to nominate Bob for the vacancy. The motion was seconded and approved. Bob's term will be for 3 years.
- Homeowner Concerns:
 - It was agreed that any bikes left outside after November 1, 2012 would be taken away. Crystal Property agreed to coordinate the project.
 - The Board asked that the sprinkler system be investigated so that it is not located inside the closet of 2702 Midland 4C.
 - Richard Todd agreed to review the Association's reserve study to ensure that enough money was being saved.

- It was agreed that the Association rules would be amended so that any oversized vehicles will be required to park against the fence as opposed to in front of the units.
- The painting at the complex was completed. The buildings will be evaluated in the spring to determine if additional painting is necessary.
- Owners had concerns about the weeds in the flower bed areas. CPM agreed to discuss the concern with the landscaper.

With no further business, the meeting was adjourned at 7:15pm.

Respectfully,

Justin Windholz