

**MINUTES OF THE ANNUAL MEETING OF THE  
BOARD OF DIRECTORS OF  
THE TRAILMARK HOMEOWNERS ASSOCIATION  
HELD  
November 9, 2017**

The annual meeting of the Board of Directors of the TrailMark Homeowners Association (referred to hereafter as "Board") was held on Thursday, November 9, 2017 at 7:00 p.m., at Littleton Fire Station #19, 8490 TrailMark Parkway, Littleton, CO. This meeting was open to the public.

**ATTENDANCE** The annual meeting of the Board of Directors of the TrailMark Homeowners Association was called and held, as shown, in accordance with Colorado law. The following directors were present:

Sally Janssen – President  
Michael Penny – Vice President  
Sandra Farish – Treasurer

Amy Howard and Julie Devin were absent.

Also present were:

Angie Kelly; Community Resource Services  
Tanner Munson; Community Resource Services  
Susie Ellis; Community Preservation Specialists

**CALL TO ORDER** Director Janssen called the meeting to order at 7:02 p.m. A quorum was established with 83 homeowners present in person or by proxy.

**PROOF OF NOTICE** Proof of notice is on file in the management office. Notices were mailed to homeowners on October 10, 2017.

**MINUTES APPROVAL** A motion to approve the November 17, 2016 Annual Meeting Minutes was made by Director Farish and was seconded by Director Penny. The motion was unanimously carried.

**BUDGET** Budget: Angie Kelly reviewed the 2017 expenses and status of TrailMark HOA accounts. The 2018 Budget was reviewed. There was an opportunity for homeowner questions. In order for the budget to not be ratified there would need to be a majority of homeowners rejecting the budget. There were not a majority of homeowners in attendance to reject, thus the budget was ratified.

**ELECTION OF DIRECTORS** Election: There were 2 positions up for election. Nobody ran for these two positions. There were no nominations from the floor.

**NEW BUSINESS** New Business: Colorado Preservation Specialists reviewed and addressed common issues within the neighborhood. Director Janssen outlined the issue of

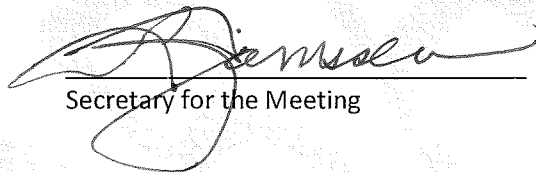
the road work done recently and explained that the HOA is working to communicate with the City of Littleton to ensure we are notified of projects before they happen. The Board will meet with Littleton Planning to discuss these concerns.

**HOMEOWNER FORUM** Open Forum: Open Forum was held to allow owners an opportunity to voice their opinions, compliments, concerns or issues as they relate to the Association. The following items were topic of discussion:

- Homeowners wanted to know the policy about basketball hoops being stored on the sides of homes. It was decided that as long as they were upright and not blocking portions of the street or sidewalk, basketball hoops will be allowed.
- Homeowners shared concerns about the trash policy and its enforcement.

**ADJOURNMENT** There being no further business to come before the Board, upon motion duly made by Director Penny, seconded by Director Farish, and passed unanimously, the meeting was adjourned at 8:19 p.m.

Respectfully submitted,



Secretary for the Meeting