

1. The Annual Board Meeting of the Cherokee Park Homeowners Association was called to order by President Becca Haarbrink at 6 PM, January 10, 2013 at 6015 Lehman Drive, suite 205, Colorado Springs, CO 80916.

Board members present: President Becca Haarbrink, Vice President Paul J. Botz, Secretary/Treasurer Bruce D. Wisz

Board members absent: None

ZandR Property Management Representative present: Kerry Cantrell

Visitor(s) present: 2409 CP - Ms. Laura Standard, 2416 CP - Lydia Torres, 2416 CP - Wayne Russell (8 units), Mike Fontana, (2 units)

2. **Proxies:** Sixteen units were represented by proxy (mailed in or in person), so there was not enough for a quorum (27) to conduct an annual meeting.

3. **Previous Minutes:** Minutes from the Jan 12, 2012 meeting were reviewed, no changes were made. A motion was made by Mr. Wisz and seconded by Mr. Botz to approve the minutes; motion passed 3-0.

4. **Continuing Business:** Continuing Business: The Orten Cavanagh Richmond & Holmes, LLC Collection Status Report, dated 12/7/12, board packet pages 13-14, was reviewed and the amount of HOA dues and legal fees owed totaled \$10,598.36 (as listed on page 10, Aged Accounts Receivable, dated 12/31/12).

5. **New Business: Open forum:**

Ms. Standard (2419 CP) discussed problems with the trash dumpster near her unit.

Ms. Torres (2409 CP) had questions about allowing air conditioning units during the months of Jun - Sep. This item will be discussed prior to the summer months with possibly changing the rules/regs.

Mr. Russell and Mr. Fontana had questions about the proposed Special Assessment. Note: Although there was not enough for a quorum (27) at this meeting to approve it, the 2nd meeting (quorum is 14) will be held on March 5th, 2013. Mr. Fontana had comments about water/ice on the sidewalks at 2370/2374 WC.

5. **Annual President Report:** The report was presented and reviewed.

6. **Board Member Appointments:**

a. Mrs. Haarbrink was reappointed by white ballot (3-0) to sit on the board for a 3 year term which expires in January 2016.

b. Mr. Wisz was reappointed by white ballot (3-0) to sit on the board for a 3 year term which expires in January 2016.

7. **Annual Board Meeting Adjournment:** A motion was made by Mrs. Haarbrink and seconded by Mr. Botz to adjourn the meeting; motion passed 3-0. The meeting was adjourned at 7:16 PM.

8. **Yearly Annual Board Meeting:** The 2014 annual meeting will be held at 6 PM, January 10, 2014 (2nd Thursday), at 6015 Lehman Drive, suite 205.

9. **One Year Board Officer Composition:** After the meeting was closed "one year board officer composition" was discussed: Mrs. Haarbrink is president, Mr. Botz is vice president, Mr. Wisz is secretary/treasurer.

Bruce D. Wisz, Secretary/Treasurer