

SORREL RANCH CONDOMINIUM OWNER'S ASSOCIATION, INC.
ANNUAL MEETING MINUTES
February 27, 2023

SUBJECT TO MEMBER APPROVAL
CALL TO ORDER

The meeting was called to order at 8:01 p.m. The Board members in attendance were Sandra Bankhead, Michelle Coronel, and Vanessa Homes. Jeff Powles from Lokal Homes and Debra Vickrey from Colorado Property Management Group were also in attendance. In attendance from MSI, LLC was Lauren Veraldi.

ROLL CALL

Quorum for the Annual Meeting per the legal documents is 20% (30 units) represented either in person or by proxy. Quorum was met with only one (36) owner in attendance.

INTRODUCTIONS

The Board and the Community Manager introduced themselves.

PURPOSE OF MEETING

The purpose of the meeting is to hold the Annual meeting per the legal documents and Colorado law, approve previous Annual and Budget Ratification Meeting minutes, and to elect two (2) homeowners to serve on the board for an official 2-year term.

PROOF OF NOTICE

The Community Manager displayed the Notice and advised attendees the notice was mailed pursuant to the Association's legal documents.

APPROVAL OF PREVIOUS MINUTES

Upon a motion made by Vanessa Homes, seconded by Michelle Coronel, and without objection, the November 21, 2021, Annual Meeting minutes were approved.

Upon a motion made by Michelle Coronel, seconded by Jen McCroskey, and without objection, the November 21, 2021, Budget Ratification Meeting minutes were approved.

MANAGERS REPORT

MSI reviewed the December 2022 financials for Sorrel Ranch.

NEW BUSINESS

- Item: Election of Two (2) Owners to the Board of Directors
 - Discussion/Summary: Due to lack of Quorum at the turnover meeting for Sorrel Ranch, Sandra Bankhead and Michelle Coronel were “appointed” to serve on the Board until the next Annual meeting. Sandra Bankhead and Michelle Coronel expressed interest in staying on the Board and officially being voted in to serve a 2-year term. As no other parties expressed interest in running for the open Board positions, Sandra Bankhead and Michelle Coronel, were elected to serve 2-year terms via acclamation.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 8:54 p.m.

GENERAL DISCUSSION

- *Adding Lighting to North side of property
- *Pet Waste Stations Being Added, Contract for Pet Waste Clean Up
- *Contract for Pest Control as Association opens to retention pond, Increased mice/rodents
- *Snow Removal thresholds

Vanessa J. Holme
President