



NOTICE

Annual Homeowners Meeting

The annual meeting of the Castle Pines North Association, Inc. will be held on Thursday, November 19, 2009 at Buffalo Ridge Elementary School (7075 Shoreham Drive), beginning at 7:00pm. Sign-in will begin at 6:30pm.

Included with this notice are the agenda detailing business to be conducted and a draft copy of the 2008 annual meeting minutes for your review and information.

It is important to remember that proxies are no longer allowed for the Master Association annual meeting. All Delegates and any alternates must be designated in writing and received by Client Preference by 5pm November 2, 2009. Any Delegate or alternate who has not been so designated will not be permitted to vote on any matters brought before the Delegates.

If you have any questions, please contact Barbara or Garry at Client Preference, (303) 991-2773. We look forward to seeing you at the meeting.



2009 Annual Meeting

November 19, 2009, 7:00pm (*Sign-In Begins at 6:30 pm*)
Buffalo Ridge Elementary School Cafeteria
7075 Shoreham Drive, Castle Rock 80108

AGENDA

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. PROOF OF NOTICE OR WAIVER OF NOTICE**
- 4. READING OF MINUTES OF PRECEDING MEETING**
 - A. November 18, 2008
- 5. REPORTS OF OFFICERS**
- 6. REPORTS OF COMMITTEES**
- 7. ELECTION OF INSPECTORS OF ELECTION**
- 8. ELECTION OF DIRECTORS**
 - A. Statements of Candidates for Director
 - B. Collection and Tabulation of Ballots
- 9. UNFINISHED BUSINESS**
- 10. NEW BUSINESS**
 - A. Ratification of Budget for 2010
 - B. Next Annual Meeting – November 9, 2010 (tentative)
- 11. ELECTION RESULTS**
- 12. ADJOURNMENT**

Director Terms:

Expiring November 2009:
Shelley Hamilton-Bruer
Rex Lucas

Expiring November 2010:
Anna Mallinson
Joan Millspaugh

Expiring November 2011:
Andy Rhodes
Jim Steavpack
Jeffrey Huff

CASTLE PINES NORTH MASTER ASSOCIATION

MINUTES

ANNUAL MEETING OF DELEGATES

November 18, 2008

A. **CALL TO ORDER**

At 7:26 p.m., President Maureen Shul called the meeting to order with a quorum of the Delegates present.

B. **ROLL CALL**

Directors Present: Maureen Shul, Anna Mallinson, Jennifer Havercroft, Earl Millspaugh, Kim Hoffman, David Necker and Rex Lucas.

Directors Absent: None.

Delegates Present: Maureen Shul, Jennifer Havercroft, Kim Hoffman, Cheryl McDade, Alison Gibbens, Shirley Beer-Powell, Joan Millspaugh – by proxy, Suki Fitzgerald, David Necker, Michael Henry – by proxy, Laurel Sjodin – by proxy, Dawn Besocke, Kenneth Heitmann – by proxy, Nancy Clarke, Richard Anderson – by proxy, Carol Langley-Finnegan – by proxy, Michelle Naherny – by proxy, Carol Padilla – by proxy and Barb Saenger.

Delegates Absent: Jade Goldfogel, and John Kieley.

Staff: Tim Gamble, Carla Kenny, Lane Roberts, Sharon Kollmar, Terri Wiebold, Garry Schaffer and Vickie Hunt

Guests: Andy Rhodes, Lloyd Saenger, Greg Miller, Jeffrey Huff, Pat & Marty Brierley, Jim Steavpack John Kenny, Linda Nuzum, Don Bobeda, Dan & Hanne Schatz, Walt von Riesemann, Kim Maguire, Joe Azzaro, Michael Ford, Bruce Thompson, Bill Ader, Larry Cook, Steve Konecny, Galen Crowder, Eva Mitchell, Dick Lichtenheld, Kim Reinke and Stacie Sneider.

C. **PROOF OF NOTICE OR WAIVER OF NOTICE**

There was proof of notice provided.

D. **READING OF MINUTES OF PRECEDING MEETING**

Motion by Anna Mallinson to waive the reading of the 2007 annual meeting of the delegates; Seconded by Rex Lucas; Motion Carried and Approved.

There were two corrections noted to the minutes. One was the corrections of spelling of President's Report. The inclusion of Cody Powell as an absent delegate was questioned. The management company will look into the documentation from that meeting in order to determine if he was in fact the delegate that was verified.

Motion by Earl Millspaugh to approve the minutes with the correction and question noted; Seconded by Rex Lucas; Motion Carried and Approved.

E. REPORTS OF OFFICERS

There was no report made.

F. REPORTS OF COMMITTEES

Bill Ader, the head of the DRC, spoke briefly on the recent activities of the Committee regarding the commercial development of the Lagae parcel.

G. ELECTION OF INSPECTORS OF ELECTION

Maureen Shul requested volunteers to serve as inspectors of the election. She explained that delegates and candidates were not eligible to serve in this capacity. Galen Crowder, Eva Mitchell, Dick Lichtenheld, Kim Reinke, and Lane Roberts were appointed.

H. ELECTION OF DIRECTORS

1. Statements of Candidates for Director

Each of the candidates (Joe Azzaro, Kim Cristadoro, Michael Ford, Tim Gamble, Jeff Huff, Anna Mallinson, David Necker, Andy Rhodes and Jim Steavpack) all spoke about their qualifications to serve on the Board of Directors.

Nancy Clarke asked each of the candidates to describe their experience in coexisting with wildlife. Jim Steavpack described his experience with communications. Jeff Huff, Anna Mallinson, David Necker and Michael Ford all described their experience with wildlife and maintaining a balance with people.

Maureen Shul asked if there were any nominations from the floor and there were none.

2. Collection and Tabulation of Ballots

The ballots were collected and turned over the election inspectors for tabulating.

3. Election Results

Galen Crowder announced that Jeff Huff, Andy Rhodes and Jim Steavpack had received the most votes and were the new Board members.

I. UNFINISHED BUSINESS

There was no unfinished business brought before the Delegates.

J. NEW BUSINESS

Eva Mitchell spoke briefly thanking the departing Board members for their service to the community.

Anna Mallinson requested that the new Board appoint a representative to the Parks Authority since she is no longer on the Board.

K. ADJOURNMENT

Motion by Earl Millsbaugh to adjourn this meeting; Seconded by David Necker; Motion Carried and Approved.

The meeting was adjourned at 9:02 p.m.

Respectfully submitted,
Vickie Hunt
Association Manager

Approved _____, 2008

Secretary _____

President _____