

Special Owners Meeting

Cottages at Forest Park, HOA

September, 1, 2021

3:00 PM

Present at the meeting, which was held via Zoom: Board President Doug Tiefel, Board members: Ron Blackwelder, Tom Burnett, Dianne Bush, and Ann Storm. Owners present were: Janice Mirshab, Cyrus Mirshab, Karen and Doug Myers, Pat and Walt Pollock, Shirley Talcott and HOA manager Banjo Walker.

The meeting was called to order by President Doug Tiefel at 3:00 PM. Tom gave a brief synopsis of the intent of the meeting which was to change the wording of some of the declarations originally recorded when the complex was built. Addressed was that the front doors are considered a General Common Element and now the responsibility of the HOA. Also included was that condos can only be rented for no less than six months at a time. Wording was clarified to show that the Working Capital Fund is held in a Money Market account and Reserve Funds are held in an Investment account.

A vote was taken by Doug Tiefel and with the approval of the owners present and using the Proxies received, the vote to accept the changes to the amendments to the declarations was unanimous by 19/20 units. One unit did not submit a vote.

Doug will record the amendments with the Boulder County Clerk and Recorder, so they will be of record for future owners in their title work.

There was discussion about having a storm or screen door over the front doors, but that is not allowed at this time as it will detract from the originality of the doors.

There was a motion to adjourn by Tom Burnett and seconded by Ann Storm and the meeting was adjourned at 3:40 PM.

Respectfully submitted:

Banjo Walker 10/2021

Banjo Walker Date

Doug Tiefel 10/2021

Doug Tiefel- President Date