

MEADOW VALE FARM COMMUNITY

c/o PML, Inc.
1155 South Main Street
Longmont, CO 80501

Phone: 303-772-5934

Fax:303-772-3783

Meadow Vale Farm Community Association Annual Meeting May 9, 2016

The annual meeting was called to order at 6:31 p.m. at Mead High School. The quorum requirement was met with 19 households represented. The Board of Directors was represented by Peter Marshall, Scott Greenhalge, Mike Blossom and Bill Ewer. Kelly Gubanich was absent. Bob Danos and Lauren Hofmann, representing PML, Inc., were also present.

Three proxy ballots were presented to add to the quorum requirement.

The 2015 annual meeting minutes were reviewed and approved.

Mike Blossom gave an irrigation update, with start-up procedures scheduled on May 10-11. There will be interruptions to ditch water delivery throughout the summer due to construction, maintenance and repair issues. There will be no storage water in Burch Lake this summer. MVF and The Elms have leased 275 acre feet of Big Thompson water as a reserve after river runs ends. The shared cost of the water lease is \$15,000.

Property owners expressed concern about weeds in the greenways that are seeding and spreading to private lots. Peter Marshall explained our contract with CoCal, which includes two applications of broadleaf weed control in the spring. There was discussion about earlier and more frequent weed control. Each weed control application costs \$1400.

Bob Danos explained a proposal to change the HOA fiscal year from June 1-May 31 to a calendar year budget. Two proposed budgets, one for the remainder of 2016 (June 1-December 31), and another for 2017 (January 1-December 31), were approved.

Peter Marshall discussed a proposal to create several new volunteer committees to help address ongoing needs in the community. The new committees include: Architectural Review/Landscaping; Irrigation; Roads; Social/Welcome; and Snow Removal. Peter requested committee participation and circulated sign-up sheets for each committee.

Three board positions were open with the terms of Mike Blossom and Bill Ewer ending and Kelly Gubanich resigning. Four candidates were nominated for the vacant positions, including David Mackey, Paul Hallmark, Jim Eyk and Bill Ewer. David, Jim and Bill were elected to the board by majority vote.

The meeting was adjourned at 7:45 p.m.