

**MINUTES
LOWRY COMMUNITY MASTER ASSOCIATION, INC.
DIRECTORS MEETING
September 26, 2013**

CALL TO ORDER: Rob Norris called the meeting to order at 6:00 p.m.

ROLL CALL: The following were present:

- Board of Directors – Rob Norris, Jolene White, Gary Duke, Ed Fronheiser, and Makala Hubble.
- Mary Carr, LCMA Executive Director
- Trisha Harris, Esq. HindmanSanchez, P.C.
- David Closson, Esq. HindmanSanchez, P.C.
- Karen Becker, MSI, LLC
- Owners present: Diane Gilboa and Joan Troy

Quorum of the Board of Directors was not present when the meeting was called to order at 6:00 p.m. Makala Hubble joined the meeting at 6:03 p.m., thereby establishing a quorum.

PUBLIC COMMENT:

- Diane Gilboa presented a letter from herself and Pat Booth. A group of owners has formed a group to investigate claims against the LRA regarding violations of the open meeting laws related to a deed restriction that was lifted related to the Legends at Lowry. Ms. Booth and Ms. Gilboa are requesting the LCMA review the matter and determine whether it can or must take action against the LRA regarding this matter.
- Joan Troy from Park Heights supported Diane Gilboa and also discussed concerns regarding the density and traffic problems that may arise in relation to the development of Boulevard One.

ACTION ITEMS:

- Approval of September 3, 2013 Board Meeting Minutes: Motion to approve the September 3, 2013 minutes was made by Ed Fronheiser and seconded by Makala Hubble. No owners were present at the time of the vote. The motion carried unanimously.
- Review Proposed 2014 Budget and Reserve Analysis: Mary Carr presented the proposed 2014 Budget and Reserve Analysis. Motion to approve the proposed 2014 Budget was made by Rob Norris and seconded by Jolene White. No owners were present at the time of the vote. The motion carried unanimously.
- Approval of Resolution Regarding the Definition of a Unit: Motion to approve the Resolution Regarding the Definition of a Unit was made by Gary Duke and seconded by Jolene White. No owners were present at the time of the vote. The motion carried unanimously.

COMMITTEE REPORTS:

Executive Committee

- Approve August 2013 Financials: Rob Norris presented the financials. Motion to approve the August 2013 Financials was made by Ed Fronheiser and seconded by Gary Duke. No owners were present at the time of the vote. The motion carried unanimously.
- Approval of Renewal of Office Lease: Motion to approve the renewal of the Hangar 2 office space lease was made by Rob Norris and seconded by Ed Fronheiser. No owners were present at the time of the vote. The motion carried unanimously.

- Boulevard One Zoning Update: Rob Norris reported that Monty Force from the LRA attended the Executive Committee meeting to present an update on the project. Mary Carr presented a summary of comments from owners submitted to the LRA regarding concerns with Boulevard One.

Buildings and Grounds Committee (BAG):

- Gary Duke presented the report pursuant to the minutes from the last BAG meeting. Many possible projects are currently under study. Gary reported that tree replacement is scheduled to take place next week.

Events Committee

- 2013 Holiday Lighting: Mary Carr reported that the \$15,000 budget for holiday lighting does not buy as much as it used to for holiday lighting in the Town Center. Weingarten committed to a \$5,000 contribution this year. Mary Carr would like to switch contractors this year, but advised that the lighting will not be as significant as in years past because of the increased cost for the holiday lighting.

Executive Director

- Neighborhood Crime: Mary Carr reported that there has been an increase in crime, both petty theft and vandalism. City-wide, police response times have increased.

OTHER BUSINESS:

- District 5 Councilwoman Mary Beth Susman
 - Quebec Alternatives Analysis Task Force – Mary Beth Susman discussed the process and timeline for selection of an alternative for traffic issues on Quebec.
 - RMJ Ordinance – Mary Beth Susman presented an overview of the City's recreational marijuana ordinance.

NEXT MEETING:

- LCMA Board Meeting – November 4, 2013 at 6:00 p.m., at the Eisenhower Chapel.

ADJOURNMENT:

Motion to adjourn was made by Ed Fronheiser and seconded by Gary Duke. The meeting adjourned at approximately 7:45 p.m.