

**MINUTES
LOWRY COMMUNITY MASTER ASSOCIATION, INC.
DIRECTORS' MEETING
March 22, 2018**

CALL TO ORDER: Joel Malecka called the meeting to order 6:08 p.m.

ROLL CALL: The following were present:

- Board of Directors – Josh Thall, Dave Harlor, Jane Wilson, Zach Myhra, Scott Colvin, Joel Malecka, and Makala Hubbell
- Mary Carr, LCMA Executive Director
- Elina B. Gilbert, Esq. HindmanSanchez, P.C.
- Jennifer Bublitz, MSI, LLC

- The following Board member were not present: Brigitte Sinclair and Matt Alcorn

PUBLIC COMMENT:

- Luce owners were present who asked questions about possible development of neighboring parcel and role of LCMA.

ACTION ITEMS:

- LRA/Vacant Lot Deed Amendment
 - Discussion with counsel regarding options with respect to deed restrictions and LRA
 - Motion by Josh Thall to approve third amendment to Special Warranty Deed with change in language recommended by legal counsel. Seconded by Joel Malecka. **Motion passed unanimously.**
- Approve Board of Directors Meeting Minutes from January 25, 2018
 - Motion to approve minutes with proposed changes made by Joel Malecka and seconded by Jane Wilson. **Motion passed unanimously.**
- Elect Board Officers
 - Incumbents remained in same offices through acclamation;
- Review Standing Committees and Appoint Committee Members
 - Board reviewed current committees, current chairs, and members.
 - Motion to add Jane Wilson and Scott Colvin to Executive Committee made by Joel Malecka and seconded by Josh Thall. **Motion passed unanimously.**
- Ratify Email Vote Regarding Operating Surplus
 - Motion to approve made by Joel Malecka and seconded by Josh Thall. **Motion passed unanimously.**

- Ratify Email Vote Regarding Revised Environmental Appendix
 - Motion to approve made by Joel Malecka and seconded by Josh Thall. **Motion passed unanimously.**

COMMITTEE REPORTS:

- **Executive Committee Report:**
 - Approve Year-End December 2017 Financials
 - Dave Harlor discussed financials and status of same.
 - Motion to approve financials made by Joel Malecka and seconded by Jane Wilson. **Motion passed unanimously.**
 - Collection Agency Accounts:
 - Joel discussed various collection actions.
 - Insurance Proposal
 - Jennifer discussed insurance proposal.
 - Motion to approve proposal made by Dave Harlor and seconded by Joel Malecka. **Motion passed unanimously.**
- **Buildings and Grounds Committee Report:**
 - 2018 Planned Reserve Expenditures
 - Dave Harlor discussed upcoming expenditures.
- **LDRC Report:**
 - Denver Academy of Torah High School Modular Building
 - Mary Carr announced final approval of application.
- **Executive Director's Report**
 - None

NEXT MEETING:

Next Board Meeting will be on Thursday, April 26, 2018 in the Eisenhower Chapel at 6:00pm.

ADJOURNMENT:

Motion to adjourn was made by Joel Malecka and seconded by Scott Colvin. The meeting adjourned at 8:05 p.m.