



November 10, 2019

Dear Lowry Property Owner:

Enclosed, you will find a notice of the LCMA's Annual and Budget Ratification Meeting, as well as your proxy form, and the proposed 2020 Operating Budget. The meeting has three purposes: (1) electing three LCMA Board members, (2) presenting the proposed 2020 budget, and (3) sharing information about what the LCMA accomplished in 2019 and plans for 2020.

The proposed 2020 Operating Budget, as for the last eight years, has no increase to the quarterly assessment each property owner pays; assessments will remain at \$68 per quarter per unit. The Alley IPA, charged to properties that utilize LCMA-owned alleys for primary or secondary access to their garages, will remain at \$30 per quarter per unit.

To accomplish the purposes of the Annual Meeting, we must have quorum. Achieving quorum means at least 15% of LCMA members must attend the meeting in person or by submitting a proxy. If you are unable to attend the Annual Meeting on December 5th, please complete and submit the enclosed proxy.

There are three sections to complete on the proxy, enclosed. A proxy gives someone else the ability to vote for you at the Annual Meeting – usually a neighbor (complete Section 1) or the LCMA Board Secretary (leave Section 1 blank). You may direct the proxy holder how to cast your vote for LCMA Board candidates (complete Section 2) OR you may grant that privilege to your proxy holder (leave Section 2 blank). Information about the LCMA Board candidates is available on the website www.lowrydenver.com. Please return your proxy by 5 pm on Monday, December 2nd, 2019.

2019 was a busy year for the LCMA!

In August, the LCMA Board of Directors conducted a Community Survey of you, the members. The Board's 2020 priorities are a direct reflection of the survey results – thank you to all who responded. The Board spent quite a bit of time studying and analyzing the survey responses; stay tuned for updates in the coming months!

The LCMA's Buildings and Grounds Committee reviewed nearly 200 Design Review Requests submitted by property owners. The Committee partnered with a concrete and asphalt consultant to inspect every segment of alley maintained by the LCMA, which included taking core samples. The results of the alley study were used to schedule major alley maintenance projects in Q4 of 2019. As Lowry has matured, so

have our 2,400 trees. The Committee has been working with the LCMA's arborist partners to prune, replace, treat, and preserve Lowry's trees, which were identified in the Community Survey as one of Lowry's most cherished assets. Thank you for pruning your trees this year! Pruning promotes a healthy and beautiful tree canopy in Lowry and provides safe passage for pedestrians and bikers through our community.

The Lowry Design Review Committee (LDRC) has reviewed several projects in 2019, including an expansion of the Denver Hospice complex, updated commercial signage throughout Lowry, and a new regulator station to expand Xcel Energy natural gas distribution to the Lowry community.

The Events Committee put on six great community events in 2019, including celebrating the Lowry neighborhood's 25th anniversary. We are already planning community events for 2020, which will expand our Concert in the Park series and add "pop-up" events throughout Lowry.

The Executive Committee continues to support the day-to-day business of the Association and manage the LCMA's operating and reserve budgets. The LCMA provided \$10,000 in matching funds to restore one of Lowry's historic treasures: The Eisenhower Chapel.

Do you receive the Lowry eNews? If so, you're getting information about neighborhood crime and safety, Lowry events, LCMA news, community information, and other items of interest to residents. Sign up at www.lowrydenver.com under "Stay Connected" in the center of the homepage. Follow us on Facebook at www.facebook.com/lowrycommunity, Instagram at www.instagram.com/lowrydenver, and Twitter at www.twitter.com/lowry_denver. As Denver resident, you can get more information about city services, report a problem, and get crime and safety updates, by going to www.denvergov.org/pocketgov.

LCMA members have the option of paying their quarterly assessments via ACH. When you sign up for ACH, your assessments are automatically deducted from your checking account on or about the first day of January, April, July, and October. ACH is convenient, secure, and prevents delinquent payments. Enclosed, you will find an ACH form. If you are not already using ACH, please fill it out and mail to LCMA, c/o MSI, 11002 Benton St., Westminster, CO 80020. If you have any questions about the form or aren't sure if you're already signed up for ACH, you can contact Janet Shearer at (720) 974-4191.

Sincerely,

A handwritten signature in black ink that reads "Mary Carr". The signature is written in a cursive, flowing style.

Mary Carr, Executive Director
Lowry Community Master Association