

**MINUTES**  
**LOWRY COMMUNITY MASTER ASSOCIATION, INC.**  
**DIRECTORS' MEETING**  
**(Electronic Meeting via Zoom)**  
**August 27, 2020**

**CALL TO ORDER:** Joel Malecka called the meeting to order at 6:02 p.m.

**ROLL CALL:** The following were present:

- Board of Directors –Jane Wilson, Bill Skewes, Joel Malecka, Robin Ault, Zach Myhra, Brigitte Nelson, Jessie Johnson, Dave Harlor, and Matt Alcorn
- Mary Carr, LCMA Executive Director
- Elina B. Gilbert, Esq. Altitude Community Law, P.C.
- Jennifer Bublitz, MSI, LLC

**PUBLIC COMMENT:**

- LCMA Members: Temporary/Yard Signs
  - John Combs, owner, commented on yard sign policy;
  - Paul Vranas, owner, also commented on yard sign policy

**ACTION ITEMS:**

- Approve Board of Directors Meeting Minutes from May 28, 2020
  - Motion to approve minutes made by Dave Harlor and seconded by Brigitte Nelson. **Motion passed unanimously.**
- Review and Approve Proposed 2021 Operating Budget
  - Mary Carr provided overview of 2021 Operating Budget.
  - Dave Harlor discussed additional aspects of budget.
  - Motion to approve Proposed 2021 Operating Budget made by Brigitte Nelson and seconded by Bill Skewes. **Motion passed unanimously.**
- 2020 Board Election and Annual Meeting options
  - Discussion concerning directors whose terms are ending and how annual meeting and budget ratification meeting may be held given the pandemic.

**COMMITTEE REPORTS:**

- **Executive Committee Report:**
  - Approve financials for April, May, and June, 2020
    - Dave Harlor discussed financials and recommended approval.
    - Motion to approve financials made by Dave Harlor and seconded by Brigitte Nelson. **Motion passed unanimously.**
  - Review 2019 Tax Returns

- Dave Harlor discussed tax liability issues and signing tax returns.
  - Approve 2019 Audit
    - Dave Harlor discussed audit and recommended approval.
    - Motion to approve 2019 Audit made by Jessie Johnson and seconded by Zach Myhra. **Motion passed unanimously.**
  - Approve 2020 Audit Proposal
    - Motion to approve 2020 Audit Proposal made by Bill Skewes and seconded by Jane Wilson. **Motion passed unanimously.**
- **Buildings and Grounds Committee Report:**
  - Yard Sign Rule
    - Board discussion concerning temporary signs and rules concerning same.
  - Denver Forestry Update
    - Mary Carr updated Board on working with Denver concerning tree replacement.
- **LDRC Report**
  - Ratify appointment of Jessie Johnson to Committee as Chair
    - Board unanimously ratified appointing Jessie Johnson to LDRC Committee Chair.
  - LDRC Projects
    - Mary Carr discussed 241 Oneida Street and 532 Golfer's Way projects.
  - LDRC Fee Schedule
    - Mary Carr discussed LDRC fee schedule.
- **Executive Director's Report**
  - Mary Carr recommended lighting Lowry Town Center.
  - Mary Carr discussed Hangar 2 Lease renewal.
  - Mary Carr discussed MSI partnering with Associa.
  - Board Training in 2020—No training this year.
  - Mary Carr provided update on governing document rewrite

**NEXT MEETING:**

Next Board meeting is on Thursday, September 24; Location TBD

**ADJOURNMENT:**

Motion to adjourn was made by Bill Skewes and seconded by Joel Malecka. The meeting adjourned at 8:24 p.m.