

## ANNUAL MEETING

### THE RANCH PROPERTY OWNERS ASSOCIATION

Animas Grange Hall, County Road 203, Durango, Colorado

JUNE 13, 2021 at 2:00 p.m.

***NOTE: Per guidelines from SJBH, masks for fully vaccinated individuals is optional. We request all others wear a mask for the health and safety of all.***

1. Call to order and welcome – Rick Huttner, President
2. Announce Quorum – Janet Dermer, Secretary
3. Introductions:
  - a. RPOA Board of Directors
  - b. RPOA Members
4. Approval of the Minutes of the 2020 Annual Meeting – Rick Huttner
5. Old Business
  - a. Proposed Amendment of the Declarations, Covenants, Conditions and Restrictions – Desiree Collins, Treasurer
  - b. Gardens and Gopher/Groundhogs – will be addressed in the Maintenance Chair report-out
6. Election of New Board Members – Janet Dermer
  - a. Introduction of Candidates for 3-year term: Jim Prendergast, Jeanie Emigh, Mike August/Laura Parker (one vote for co-chairs)
  - b. Introduction of Candidates for 1 year term – Jay Eagen
  - c. Nomination from the floor – written consent of nominee required
  - d. Election by secret ballot
7. Report of Officers and Chairs of Standing Committees
  - a. President – Rick Huttner
    - i. Acknowledgement of volunteer efforts
    - ii. Progress in the last year
  - b. Secretary Report – Janet Dermer
  - c. Director Report – Jay Eagen and Mimi Frenette
  - d. Treasure/Finance Committee Chair – Desiree Collins
    - i. Results for FY 2021 (April 1, 2020 – March 31, 2021)
    - ii. Approval of transfer of excess revenue
    - iii. Revised Capital Reserve Study and status of Reserve Fund
    - iv. Budget for FY2022, review and secure approval
  - e. Architectural Committee – Judy Burgess/Jill Ward
  - f. Maintenance Committee Chair – Maureen Tara
8. New Business
9. Announcements:
  - a. Garage Sale June 19, 8 a.m. - Noon
  - b. Next Annual Meeting – June 12, 2022
10. Adjournment