



Master Homeowners Association for Green Valley Ranch

**SPECIAL BOARD MEETING MINUTES  
GREEN VALLEY RANCH RECREATION CENTER  
February 24, 2009**

- I. ESTABLISH A QUORUM** – Four of the seven Directors needed. T. J. Stone called the meeting to order at 6:13 P.M. A quorum was established with the following Board Members in attendance: T.J. Stone – President; Gary B. Haley - Vice President; Joanne True, Secretary/Treasurer; Beverly Cribari, Director; and Marlene Martin, Director. James Davis, Director, was excused for cause.

**District Delegates Present** – Joanne True (District 8); Marlene Martin (District 19); Gary B. Haley (District 21).

**Homeowners and Residents Present** – No homeowners or residents were present.

**Others Present** – No others were present.

Chairman Stone welcomed those in attendance.

**Agenda Approval** – The Board of Directors reviewed the agenda and it was approved by consensus.

- II. EXECUTIVE SESSION** – Chairman Stone entertained a motion to enter into executive session to receive legal advice on the GVR Metropolitan District's response to their February 3, 2009 20-day Right to Cure Notice. On a motion duly made, seconded and unanimously carried, the Board entered into Executive Session at 6:15 P.M. The Regular Board Meeting reconvened at 8:00 P.M.

- III. HOMEOWNERS AND GUESTS TO ADDRESS THE BOARD** – There was no Public Comment Period at tonight's meeting.

- IV. CONFLICTS OF FINANCIAL AND/OR COMMON INTEREST DISCLOSURES** – There were no conflicts of interest disclosures for agenda items.

- V. BOARD MEETING MINUTES APPROVAL** –

**A. January 15, 2009 Board Meeting Minutes Approval** – On a motion duly made, seconded, and unanimously carried, the Board resolved to approve the Special Board Meeting Minutes of January 15, 2009 as presented.

- B. January 28, 2009 Board Meeting Minutes Approval** – On a motion duly made, seconded, and unanimously carried, the Board resolved to approve the Board Meeting Minutes of January 28, 2009 as presented.
- C. February 2, 2009 Board Meeting Minutes Approval** – On a motion duly made, seconded, and unanimously carried, the Board resolved to approve the Special Board Meeting Minutes of February 2, 2009 as presented.
- D. February 15, 2009 Board Meeting Minutes Approval** – On a motion duly made, seconded, and unanimously carried, the Board resolved to approve the Special Board Meeting Minutes of February 15, 2009 as presented.

## **VI. NEW BUSINESS**

- A. Service Agreement Cancellation** – After careful review and discussion, on a motion duly made, seconded, and carried by a majority vote of four in favor, none not in favor, and one abstaining, it was resolved to cancel the Services Agreement with the GVR Metropolitan District.
- B. New Office Space** – After careful review of information and discussion, on a motion duly made, seconded and carried by a majority vote of four in favor, none not in favor, and one abstaining, it was resolved to lease space and authorize an interim committee of TJ and Gary to work with the attorney to secure a lease for a new Association office at 10515 East 40<sup>th</sup> Avenue, Suite 115 near I-70 and Havana.
- C. New Association Manager** – After review and discussion, on a motion duly made, seconded and carried by a vote of four in favor, none not in favor, and one abstaining, it was resolved to hire an Association Manager.

- VII. ADJOURNMENT** – There being no further business to discuss, and on a motion duly made, seconded, and unanimously carried, it was resolved to adjourn the meeting at 8:10 P.M.

/s/ \_\_\_\_\_  
Joanne True, Secretary