

**MEETING NOTES OF THE ANNUAL MEETING OF THE MEMBERS  
OF THE KEN-CARYL RANCH MASTER ASSOCIATION  
MARCH 3, 2015**

The annual meeting of the members of the Ken-Caryl Ranch Master Association was scheduled for Tuesday, March 3, 2015 at 7:00 p.m. at the Ranch House, 7676 South Continental Divide Road, Littleton, CO 80127.

Approximately 50 residents, committee members, Master Association and Metropolitan District Board members and staff were in attendance, and the gathering began with the Pledge of Allegiance.

The meeting could not be convened since a quorum of 50% (2,341 proxies) is required, and approximately 1,300 were received. Since those proxies exceeded the 1,171 which represent the 25% required to reschedule the meeting, a motion was made by Dan Mullins and was seconded by Erlinda Stafford to reconvene the annual meeting at 6:30 p.m. on Tuesday, March 17, 2015. The motion was subsequently approved by a voice vote of the members present.

Chris Pacetti explained that with just two Board candidates for two openings, their election will be effective at the meeting March 17. The 2014 minutes will also be presented for approval at that time.

Chris described activity to date on the bond projects, and complimented the cooperation between the Boards of the Master Association and the Metropolitan District. He explained the purpose of the reserve and operational budget, and outlined the audit process. He mentioned the street sign replacement accomplished in 2014 as well as staff changes in the last year. The community plan development was highlighted, along with the upcoming open house to present concept plans.

Chris introduced Darrell Windes and the members in attendance from both Boards of Directors, briefly outlining the roles of the two entities. He invited attendees to the upcoming volunteer open house on March 12.

Jim Antes from the Historical Society Committee reviewed the 2014 accomplishments, and noted there is a celebration being planned for the Bradford Perley House's National Historic Registry designation.

A drawing took place from the collection of signed proxies which awarded one month's free dues to the Homewood Suites on Shaffer Parkway.

Outgoing MA Board President Valerie Walling thanked those responsible for her tribute video, and singled out several individuals to express her appreciation for help during her tenure.

Since there were no additional questions or comments from the Members, the meeting ended at 7:25 p.m.

**MINUTES OF THE ANNUAL MEETING OF THE MEMBERS  
OF THE KEN-CARYL RANCH MASTER ASSOCIATION  
CONTINUED ON MARCH 17, 2015**

The annual meeting of the members of the Ken-Caryl Ranch Master Association was reconvened on Tuesday, March 17, 2015 at 6:30 p.m. at the Ranch House, 7676 South Continental Divide Road, Littleton, CO 80127, followed by the Pledge of Allegiance. The meeting was called to order by Dan Mullins, as the 1,322 proxies received had surpassed the number required for the reconvened meeting.

Members in attendance were Chris Figge, Dan Mullins, Seth Murphy and Andrew Roberts.

Staff members present were Chris Pacetti, Rita Saunders and Sean Warren.

Others in attendance: Ruth Sundberg

**Approval of 2014 Annual Meeting Minutes:**

A Motion was made by Chris Figge, seconded by Seth Murphy, and passed unanimously to approve the 2014 Annual Meeting Minutes.

**Action Items:**

No action items were scheduled.

**Questions/comments from Members:**

There were no resident questions or comments.

**Announcement of election results:**

A declaration was made that Dan Mullins and Andrew Roberts were elected by acclamation.

**Adjournment:**

There being no further business, the meeting was adjourned at 6:34 p.m.

Respectfully submitted

Rita Saunders, Secretary of the Meeting