Tanoa Homeowners Association
Town Meeting
May 30, 2005

1. The meeting was called to order at 6:10 pm
Present: Tim and Ann Lane, Bob Weary, Beth Kwiat, Mike Browne, John Engstrom, Dean Johnson, Cathy and Jim Tellman, Bill O'Meara, Jim Petterson, Bob Weaver, and Mike Morris

2. The THOA 06/07 Operating Budget was reviewed in detail.
Budget was approved. For a copy, please refer to the Tanoa website: www.tanoahoa.com

3. Board Member candidates for the 06/07 period were announced. Secret ballot was held according to the new laws. The Tanoa Home Owners Board for 06/07 is as follows:

Tim Lane - President
John Engstrom – Vice President
Ann Lane - Treasurer
Beth Kwiat - Secretary
Bob Weary - Director at large
John Moore - Director at large
Jean Moore - Director at large

4. Senate Bill 05-100 Legislation was discussed.
a. This new Colorado Law came into effect on January 1, 2006 and affects many of the aspects of association operations and governance. The statute was introduced to address certain perceived abuses by associations and their Boards as well as to strengthen individual homeowners' rights.
b. Current major provisions include the requirement to retain records and make them accessible to homeowners via a web site.
c. To that end, the Tanoa HOA web site was reviewed. To access the member pages, please use the following web address, login and password: www.tanoahoa.com, login – tanoa, password - bergen

5. Annual neighborhood picnic and clean-up was discussed.
An alternate location was suggested. Final details are forthcoming.

6. Security options regarding recent minor burglaries were reviewed.
Increased security provided by Evergreen Security or Jeffco Sheriff's department was discussed. The consensus was that this solution would not have sufficient value to justify the cost of the service.

7. RMAE Update: The school will relocate just south of Elk Meadow in October, 2006. The students will be housed in temporary facilities until building completion. Funds are still being raised. Timelines will be communicated as they are established.

8. Open Discussion

9. Meeting was adjourned at 8:15pm

Respectfully submitted,

Beth Kwiat
THOA Secretary