

COTTONWOOD GREEN ASSOCIATION
PO BOX 9
SALIDA CO 81201
cottonwoodgreenhoa@gmail.com

Annual Meeting Notice and Meeting Information

The annual meeting is scheduled for *Saturday, October 6th @ 10 am*
at the **United Methodist Church, 228 E 4th St, Salida CO.**

AGENDA

- I. Call Meeting to Order/Roll Call
 - a. Verification of Quorum – 40% of 50 lots/units = 20 lots/units
 - b. Introduction of Members
- II. Proof of Notice – emailed to members August 21, 2018
- III. Minutes Approval – September 16, 2017 Annual Meeting
- IV. Election of Directors
 - a. President & Vice President positions are open
 - b. Introduction of candidates by Secretary
 - c. Other nominations from the floor
 - d. Election
- V. Committee Reports
 - a. Design Review
 - b. Grounds
 - c. Finance & Audit
 - i. Review 2017 Year end & 2018 YTD Financials
 - ii. Review Board Approved 2019 Budget
 - iii. Budget Ratification
- VI. Old Business
- VII. New business
 - a. Member comments
 - b. Board comments
- VIII. Adjournment
 - a. 2019 Annual Meeting tentative date is Saturday, September 28th, 2019
 - b. Motion to adjourn

COTTONWOOD GREENS 2019 BUDGET

December 2017 Checking Balance	\$	40,312.56
December 2017 Savings Balance	\$	22,508.24
2017 Year End	\$	62,820.80

Income

	2018 Budget	as of 8/8/18	2019 Budget
Assessments from Owners	\$ 30,000.00	\$ 28,830.00	\$ 22,500.00
Interest	\$ -	\$ 4.58	\$ 5.00
Total Income	\$ 30,000.00	\$ 28,834.58	\$ 22,505.00

Expenses

Property Maintenance	\$ 1,800.00	\$ -	\$ -
Landscaping	\$ 8,000.00	\$ 4,800.00	\$ 7,900.00
Snow Removal	\$ 700.00	\$ 675.00	\$ 825.00
Lot Mowing	\$ 500.00	\$ -	\$ 350.00
Other Landscape	\$ 1,500.00	\$ -	\$ -
Other Property Services	\$ 400.00	\$ -	\$ -
Donation (Meeting space)	\$ 50.00	\$ -	\$ 50.00
Insurance	\$ 1,830.00	\$ 1,830.00	\$ 1,600.00
Legal Services	\$ 200.00	\$ -	\$ 150.00
Accounting services	\$ 500.00	\$ -	\$ 500.00
License & permits	\$ 40.00	\$ 20.00	\$ 40.00
Property Tax	\$ 22.00	\$ 20.74	\$ 25.00
Postage/Box Rental	\$ 125.00	\$ -	\$ 125.00
Common Electric	\$ 165.00	\$ 82.73	\$ 175.00
Common Area Water	\$ 2,800.00	\$ 1,775.24	\$ 3,500.00
Other	\$ 1,000.00	\$ 32.38	\$ 500.00
	\$ 19,632.00	\$ 9,236.09	\$ 15,740.00

*Combined sub-categories of Landscaping

Projected Income Aug 15 - Dec 31	\$	901.50
Projected Expense Aug 15-Dec 31	\$	4,265.11
Projected year end balance	\$	79,055.68
		\$ 85,820.68

COTTONWOOD GREEN ASSOCIATION 2018 Annual Meeting Proxy Ballot

If you are unable to attend the annual meeting of the Cottonwood Green Association, you can complete and return this Proxy by filling in the boxes below. Print this form, sign where required, then mail it to Cottonwood Green Association, PO Box 9, Salida CO 81201 or scan and email it to cottonwoodgreenhoa@gmail.com. It is most important that you **either personally attend the meeting or return this proxy** so that the Association can function to conduct business.

Proxy ballots should be mailed or emailed by September 29th, 2018.

I/We, _____, the undersigned Member(s) of Cottonwood Green Association, Incl, hereby appoint (check only ONE of the following):

_____, a member of the Cottonwood Green Association who will be attending the annual meeting on October 6, 2018.

President of the Board of Directors or in his absence the Secretary of the Association.

As my lawful proxy to vote at the annual meeting of the Members of the Association to be held at United Methodist Church, Salida CO on October 6, 2018 at 10:00 am. And at any and all adjournments thereof. In case said appointee cannot exercise this proxy, said appointee is hereby authorized to invest another appointee with like powers.

The Proxy named herein may vote on my behalf on any and all issues brought before the meeting.

Signature: _____ Date: _____

Signature: _____ Date: _____

Email scanned proxies to cottonwoodgreenhoa@gmail.com
Mail proxies to Cottonwood Green Association, PO Box 9, Salida CO 81201