

**CTC OWNERS ASSOCIATION, INC.
MINUTES OF ANNUAL MEETING**

FEBRUARY 8, 2012 2:00 PM

The annual meeting of the Members and Executive Board of this Association was held at the office of Design Mechanical, 168 CTC Blvd, Suite A, Louisville, Colorado.

Executive Board Members Present: Steve Meyers, Neil Littmann, Daniel Stiehr, Steve Koonce, Paul Gowing

Executive Board members Absent: None

Members or Representatives Present:

315 CTC, LLC; 624 S. Arthur, LLC; 1558 Cherry, LLC; Arapahoe Land & Investment; Arizona Golf; BAK Real Estate; B & S Investments; CTC I, LLC; CTC Commercial I, LLC; CTC Commercial II, LLC; CTC Industrial, LLC; CTC MTB, LLC; CTC Office, LLC; CTC Prairie, LLC; CTC Taylor, LLC; DJ4 Enterprise; Etkin Johnson Group; FCF Properties, LLC; Leslie Malone; PF Investments; Sky Trails Investments; Taylor Commons II; Turbo K, LLC; Vaisala, Inc.; Waterdog Investments

Represented by Proxy:

Hurricane Hill, LLC; Mark & Diane Williams; NSL Properties, LLC; Louisville Properties; Price Diversified; Sanders Warehouse Partnership; TIG Real Estate Holdings,

Others Present: Carla Wilson, Property Manager

Audrey Debarros, 36 Commuting Solutions

Bonnie Star, Economical Director for City of Louisville

Bill Kingston, City of Louisville Police Department

The requirement for a quorum of 51% of the majority of voting interest was met with 63.25% of the membership either in person or by proxy.

The meeting was called to order by Steve Meyers, President. Introductions of guest speakers were made.

Audrey Debarros with 36 Commuting Solutions spoke about their organization and how they can assist businesses with commuting options. She also provided information on the Highway 36 project to start this summer and continue through 2015. More information can be obtained from the CTC website www.coloradotechcenter.com under the transportation page.

Bill Kingston with the Louisville Police Department spoke about crime in CTC. Made suggestions on things owners can do to make their properties less desirable to criminals. Answered questions from owners.

Business Conducted:

Discussion was held on security and lighting upgrades. Steve Meyers ask Larry Helpem with Safe Systems to put together suggestions on a practical security system for the entrances to CTC and report back to the board of directors with his recommendations.

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Carla Wilson advised owners an events calendar and a transportation page has been added to the website.

Carla Wilson went over the 2011 financials and budget vs actual variance report. Financials were approved by unanimous vote.

Carla Wilson presented the 2012 budget. Andrew Freeman informed the owners the race has been sold. Information was requested from the new owners but was never received. Discussion was held as to whether the association would continue their support of the race. It was agreed that the funds for the race would be left in the budget with the board having authority to decide how the funds are to be used.


If we are not going to support the race, a suggestion was made that we have a BBQ for businesses in CTC.

Carla Wilson requested the association participate in the CTC Bike to Work Day breakfast station.

A motion was made by Larry Helpert to approve the budget. Motion was seconded by Neil Littmann. A vote was taken and passed unanimously.

Steve Koonce resigned his position on the board. Henry Johnson volunteered to take Steve's place. A motion was made by Neil Littman to accept Henry as Steve's replacement. Motion was seconded by Andrew Freeman. A vote was taken and passed unanimously.

The meeting was adjourned.



Stephen E Meyers Date
President