

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

FEBRUARY 17, 2009

The annual meeting of the Members and Executive Board of this Association was held at the office of Inovonics Corporation, 315 CTC Blvd, Louisville, Colorado.

Executive Board Members Present:

Gary Myre, Neil Littman, Jason Thomas, Daniel Stiehr

Executive Board Members Absent: Steve Meyers

Members or Representatives Present:

315 CTC, LLC; 1558 Cherry, LLC; B & S Investments; CTC Prairie, LLC; CTC Taylor, LLC; D4J Enterprises, LLC, ElevenFour, LLC; Etkin Johnson Group; FCF Properties, LLC; Sky Trials Investments; Triumph Taylor, LLC; Warenbourg Colorado Ranches, LLC and Turbo K.

Represented by Proxy:

AvaDan, LLC; BAK Real Estate, LLC; CTC Commercial I, LLC; CTC Commercial II, LLC; CTC Commons, LLC; CTC Industrial, LLC; CTC Office, LLC; Colorado Tech Land Company, LLC; Deepika Avanti; Hill Properties; Hurricane Hill, LLC; Louisville Property Co; Mark & Diane Williams; Midwest Property Management; Musei, LLC, NSL Properties, LLC; PF Investments, LLC; Quartz Mountain Properties; Simon Christen Partnership; The Boston Family LLC; The Park at CTC, LLC; The Park at CTC III, LLC; Tech Center Commons, LLC; and Tutti Fruitti, LLC; Winchester Investments, LLC

Others Present: Carla Wilson, Property Manager

The requirement for a quorum of 51% of the majority of voting interest was met with 70.16% of the membership either in person or by proxy.

Business Conducted:

The meeting was called to order by Gary Myre, President. Introductions were made.

City of Louisville / BNSF Railroad Road Project

Carla Wilson provided information on the City of Louisville / BNSF Railroad project scheduled to begin along Dillon Road between 96th and 104 Streets this spring.

This project consists of BNSF Railroad repairing the tracks just west of the entrance. City of Louisville will be working on the drainage, redoing the islands and installing a traffic light at the Pierce Street entrance to the Tech Center.

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This work will require Dillon Road be closed for a period of two to three weeks. There will be access to the Tech Center off Highway 42 or 104th Street off Dillon Road if you are coming from the east.

CTC Corporate Challenge

Gary Myre gave an update on the CTC Corporate Challenge. The 2008 race was very successful with approximate 300 runners participating. Several businesses participated in the business expo including the Louisville Chamber of Commerce. The 2009 race is schedule for July 30th.

Review of 2008 Financials

Carla Wilson presented the financial report for 2008. A motion was made by Jason Thomas to approve the financials. Daniel Stiehr seconded the motion. A vote was taken and passed unanimously.

2009 Projected Budget

Carla Wilson presented the projected budget for 2009. A discussion was held. A motion was made by Daniel Stiehr to approve the budget as presented. Gebhardt Buggel seconded the motion. A vote was taken and passed unanimously.

Election of new Board Members

1 position available

Gary Myre's board term expired. Daniel Stiehr nominated Gary for another term. Joe Kent seconded the motion. No other nominations were made. A vote was taken and passed unanimously. Gary Myre will serve another 3-year term on the board.

Other Business

Discussions were held regarding a fiber ring and RTD bus stops in the park. Carla Wilson will continue her research on these issues.

Daniel Stiehr made a motion to adjourn the meeting. Henry Johnson seconded the motion.

Meeting was adjourned.



Daniel Stiehr
Secretary

4-3-09

Date