

**GRANDOTE GOLF AND COUNTRY CLUB HOME OWNERS ASSOCIATION  
MINUTES OF JOINT MEETING OF MEMBERS AND BOARD OF DIRECTORS  
AS AMENDED JUNE 4, 2008  
GRANDOTE GOLF AND COUNTY CLUB  
La Veta, Colorado**

**MEETING CALLED TO ORDER:** 3:05 p.m.

**ROLL CALL:**

Members Present: Dr. Charles R. Briggs  
Kelly Popejoy  
Jim and Jeanne Keffeler  
Bob and Cathy Campbell  
Bryce and Judy Blaine  
Whelan and Laura Koontz  
Grandote Homes, LLC (by proxy – Charles R. Briggs)  
Randy Valdez-Briggs (by proxy – Charles R. Briggs)  
Remi Valdez-Briggs (by proxy – Charles R. Briggs)

**BUSINESS:**

**FINANCIAL REPORT**

Kelly Popejoy, Treasurer of the Grandote Golf and Country Club Home Owners Association presented the financial report. 82 payments have been received for the regular 2007 assessment. The owners of Lot 7 have not paid this assessment to date. A special assessment was voted on and passed in March 2008 for \$400.00. To date 79 payments have been received towards this assessment. The Vaughn's are still in arrears on their assessments for Lot 7 for a total due to date of \$1,250.00. Bills for the 2007 year included legal, copies, and signs. The account has earned interest in the amount of \$189.63 at a rate of .50%. The current balance in the checking account number 715905559 is \$3,965.18. Copies of financial report along with Balance Sheet and General Ledger were provided. Judy Blaine raised question about the road maintenance agreement. Discussion was deferred to executive session.

**OLD BUSINESS**

3:15 p.m. Motion made by Kelly Popejoy to adjourn to executive session, Second by Laura Koontz. Grandote Golf and Country Club Home Owners meeting adjourned to executive session to discuss legal issues regarding the roads and the road maintenance agreement.

3:40 p.m. Meeting reconvened, Discussion was of legal issues regarding the roads and the road maintenance agreement, no action taken.

3:45 p.m. Charles R. Briggs opened the discussion regarding the current replat application that has been submitted to the Town of La Veta. Currently Grandote Golf

and Country Club, LLC is working with the Town of La Veta to accomplish this goal. Dan Wachob is representing Grandote Golf and Country Club, LLC. The replat area of lots 28 through 38 excluding 36 will allow for smaller attractive more affordable homes. Discussion ensued.

## **NEW BUSINESS**

### **Cart Path Signs**

Judy Blaine discussed the need for signs directing the cart traffic off of holes 14 and 18 and asked if Grandote Peaks Golf club would be willing to put these signs up. Jim Keffeler will price out the signs, and get with Kelly Popejoy to arrange for them to be made.

### **Liability Insurance**

Kelly Popejoy will be contacting Trinidad Insurance for our insurance needs and reporting back to the members.

## **PROPOSED AMENDMENTS TO FOLLOWING:**

### **A. Bylaws**

Kelly Popejoy stated that at this time, there were no changes to the existing bylaws other than the date.

### **B. Covenants, Conditions and Restrictions**

Kelly Popejoy opened the discussed stating that there is still more housekeeping to do on this document. Discussion ensued Kelly Popejoy will continue working on this document, with the assistance of the Home Owners, in order to have a version available for the next Home Owners Meeting.

### **C. Design Guidelines**

Kelly Popejoy continued with the discussion regarding housekeeping to the Design Guidelines. Discussion ensued. Members will continue to work on this document also, and have a version available for the next Home Owners Meeting.

## **2008 ASSESSMENTS**

Kelly Popejoy opened the discussion to decide on the regular assessment for the 2008 year. Bob Campbell made a motion to set the 2008 regular assessment at \$400.00, and if future assessments are needed, we may meet via teleconference to vote on. Kelly Popejoy seconded. Vote: Unanimous Motion Carried.

**SETTING SPECIFIC DATE FOR 2009 HOME OWNERS MEETING**

Kelly Popejoy made a motion to set the next Home Owners meeting specifically for Friday, June 12, 2009 from 3:00 p.m. to 5:00 p.m. Jim Keffeler seconded the motion. Vote: unanimous

**ADJOURNMENT**

Bryce Blaine made a motion to adjourn the 2007 Grandote Golf and Country Club Home Owners Meeting. Kelly Popejoy seconded the motion. Vote: unanimous Meeting adjourned 4:00 p.m.

Respectfully submitted,



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Kelly Popejoy, Secretary/Treasurer  
Grandote Golf and Country Club  
Home Owners Association