

# **Park Place Homeowner Association**

Grand Teton Property Management  
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*Park Place Annual Meeting*

*May 26, 2010*

*5:00 p.m.*

*The offices of Grand Teton Property Management  
610 W. Broadway, Suite 203  
The Centennial Building*

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## **1. Attendance**

**Matt Braga  
Christina Feuz**

**By Proxy:**

**Jessica Cochrane & Jonathan King  
Ron Hartmann  
Catherine Johnson**

**Others Present:**

**Rachel Block    Grand Teton Property Management**

## **2. Determination of Quorum**

**With 5 members present either in person or by proxy, it was determined there was a quorum.**

## **3. Reading and Approval of 2009 Annual Meeting Minutes**

**The members reviewed the 2009 annual meeting minutes. Christina moved to approve the minutes as written. The motion was seconded by Matt. Vote: All in favor.**

## **4. Financial Review**

### **A. Review of 2009 financials**

**The members reviewed the 2009 financials. The total operating revenue was \$49,275, the total operating expenses were \$53,376; amounting to a net income of <\$4,101>. The reason the operating income was at a negative was because there are homeowners that are very delinquent in their homeowner's dues. The next step will**

be to take these delinquent owners to small claims court to try and obtain their dues. The operating account balance was \$4,189 as of 5/25/10.

**B. Review of 2010 Proposed Budget**

Rachel reviewed the 2010 proposed budget with the members. Christina moved to approve the 2010 budget. The motion was seconded by Matt. Vote: All in favor.

**5. Completed Maintenance Projects**

- **Bike racks**

Bike Racks were purchased and installed in the summer of 2009.

- **Mutt-mitt stations**

Mutt-mitt stations were purchased and installed in the summer of 2009.

- **Changing of letters on B & C units**

The changing of the letters on the B & C units was changed in the spring of 2010 in order to match the Park Place plat.

**6. Future Projects**

- **Sealing of the parking lot**

The members discussed sealing of the parking lot. They decided to table the discussion of the project until the next annual meeting.

- **Striping/numbering of the parking lot**

The members discussed striping and numbering of the parking lot. They decided to table the discussion of the project until the next annual meeting.

**7. Election of Officers**

Matt moved to elect Christina Feuz, Mark Pommer and Marc Friedlander to serve on the Board of Directors. The motion was seconded by Christina. Vote: All in favor.

**8. Other**

The members requested that Rachel re-bid both the snow removal and landscaping for next season.

**9. Adjournment**

With no further discussion, the meeting was adjourned.

Respectfully submitted,

Rachel Block

Grand Teton Property Management