

**PUBLIC MEETING OF THE BOARD OF DIRECTORS
DECEMBER 11, 2007
IMMEDIATELY FOLLOWING THE ANNUAL MEETING**

A public meeting of the Board of Directors of Settlers Village Subassociation was held Tuesday, December 11, 2007 at the Eastridge Recreation Center, 9568 South University Blvd., Highlands Ranch, CO 80126.

I. ROLL CALL TO ESTABLISH A QUORUM AND CALL TO ORDER: Present at the meeting were:

Molly Davis, Vice President	Peggy Cushing, Secretary
Gary Semro, Treasurer	Fred Mast, Director
Brian Sheppelman, Property Manager and HRCA financial officer	

Roger Peele was absent from the meeting.

With a quorum in attendance, Molly Davis called the meeting to order at 7:50 P.M.

A few homeowners remained for the public meeting.

II. PROOF OF NOTICE: The date and time of the meeting had been posted on the mailboxes as of Friday, December 7, 2007, and on the association website, settlersvillagehr.com.

III. READING/APPROVAL OF THE MINUTES

A. Molly Davis made a motion to approve the minutes of the public meeting of November 13 as presented. Gary Semro seconded the motion and the minutes were approved. Fred Mast abstained from the vote.

IV. OFFICER/COMMITTEE CHAIR REPORTS

A. President's Report: There was no president's report.

B. Treasurer's Report: Brian Sheppelman presented the financial report, which is attached to these minutes. **Peggy Cushing made a motion to accept the financial report. Gary Semro seconded the motion and the report was accepted.**

C. Manager's Report: Brian Sheppelman presented his report. The report is attached. Fred Mast volunteered to walk the property with the manager in the month of December.

D. AC/L Committee Report: Crista Flaherty announced there are two nominees to the AC/L Committee. Pam Hackney and Antje Conrad have volunteered to serve on the committee. Brian Sheppelman explained the responsibilities of the committee members. **Molly Davis made a motion to accept the nominees as members of the AC/L Committee. Gary Semro seconded the motion and there was unanimous agreement.** Three applications for outdoor variances were submitted for approval. **Gary Semro made a motion to approve the installation of a storm door at 6504**