

Stapleton Mansion Homes Filing No. 2 Condominium Association
Minutes of the Annual Meeting of the Membership
April 2, 2013, 6:30 PM
At
Central Park Recreation Center, 9651 Martin Luther King
Blvd.
Denver, CO 80238

The meeting was called to order at 6:40 PM. Directors present were Edwin Koldenhoven and William Caniglia; Director Ovid Beldock was not present.

Edwin Koldenhoven acted as Chairman of the meeting.

The Chairman noted that 26 members were present, 9 in person and 17 by proxy and, therefore, a quorum was present.

The Minutes of the Annual Meeting held May 14, 2012 were reviewed, and, on motion made and seconded, the minutes were approved.

The yearend financials for 2012 were presented by the Treasurer, William Caniglia, along with the budget for 2013 and the financials for the months of January and February, 2013; these financials were reviewed and discussed and, on motion made and seconded they were approved.

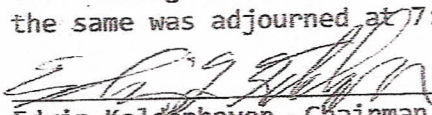
The Chairman reported that the management contract with ACCU, Inc. had been terminated; that an ad hoc committee had been formed to interview and evaluate proposals presented by prospective management companies; that the committee recommended and the board accepted the recommendation to contract with Association Management Services LLC ("AMS") to provide management services for the term of one year commencing May 1, 2013. William Caniglia, currently a director of the Association, is the principal of AMS, and Mr. Caniglia will resign as a director effective May 1 in order to undertake management activities, and to eliminate any perception of conflict of interest. Mr. Caniglia spoke

~~B~~riefly about his qualifications and plans for management Services.

The next order of business was the election of directors. Edwin Koldenhoven's term expires in 2015; two seats on the board were open for election for a three year term. On motion made and seconded Ovid Beldock and William Caniglia were elected as board member for a 3 year term, it was noted that when the resignation of Mr. Caniglia becomes effective on May 1, the position will be filled by the remaining two ~~members~~ of the board.

~~The~~ Chairman opened the meeting to discussion and a discussion followed regarding the growth of the squirrel population and that the board would employ professional pest control experts to deal with this problem in order to protect Association property.

There being no further business to come before the meeting, the same was adjourned at 7:30 PM.


Edwin Koldenhoven, Chairman of the Meeting.