

**MINUTES OF THE  
METZLER RANCH FILING NO. 1 HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
APRIL 12, 2022**

**MEETING CALLED TO ORDER:**

The meeting was called to order at 6:30 p.m. The meeting was held at the Phillip Miller Library.

**ROLL CALL:**

Board of Directors present were Korytkowski, Callery, Perez, Johnson and Harrison. Also present was James Fletcher, with PCMS.

**DISCLOSURE OF POTENTIAL CONFLICT INTEREST:**

It was noted that all general disclosure statements have been filed on behalf of the members of the Board of Directors as required by Colorado State Statute and are maintained as part of the Association's corporate files.

**RECORD OF PROCEEDINGS:**

The first item of business was the review and approval of the January 11, 2022 meeting minutes. Upon review, a motion was made, seconded and with no public comment unanimously passed to approve the meeting minutes of January 11, 2022 as presented.

**FINANCIAL REVIEW:**

The unaudited financial reports through February 28, 2022 were presented for review. Upon final discussion, motion was made, seconded and with no public comment unanimously passed to approve the February 28, 2022 financials and delinquency reports.

**MANAGEMENT REPORT:**

The Board was provided with the covenant log from October 7, 2021 through April 8, 2022.

**NEW BUSINESS:**

The Board was provided with the 2022 landscaping proposals. After review and discussion, a motion was made, seconded and with no public comment, unanimously passed to approve the contract provided by CPLS.

**ADJOURNMENT:**

There being no further business to come before the Board the meeting was adjourned at 7:32 p.m. The next meeting will be held on July 12, 2022 at 6:30 p.m. and will be held in at the Philip Miller Library.

IN WITNESS WHEREOF, the foregoing has been duly executed by the Board of Directors.  
METZLER RANCH FILING NO.1 HOMEOWNERS ASSOCIATION