

**DUFFERIN PARK HOMEOWNERS ASSOCIATION
ANNUAL MEETING OF MEMBERS
December 2, 1999**

Knights of Columbus Hall
6201 135th Street
Savage, Minnesota

Minutes

In 1999 - 497 flyers were sent out- there are 655 total lots

Pursuant to notice the Board of Directors of Dufferin Park Homeowner's Association held it's Annual Meeting at 7:00 p.m. on Thursday, December 2, 1999. The meeting was held at the Knights of Columbus.

The meeting was called to order by Brian Wellman of Genstar.

The Board members were introduced. Deanna Viljaste, Ladd Brabec. Tom Bjorgum was not present.

Ellen Hilla from Countrywood Management was introduced to the owners. She has been helping to coordinate the association with Genstar for the last year.

107 homes were represented in person or by proxy. (59 proxies)

Brian recapped the development of Dufferin Park. Tonight it will be turned over to the homeowner's control. He had a display of the annual photographs total to show the development.

He also went over the responsibilities of the homeowners association, what it controlled and the purpose of the documents that do this.

The association duties include:

- 1) Maintaining the integrity of the community.
- 2) Maintaining the health safety and welfare of the association,
- 3) Maintaining the common areas that are primarily the monuments.

Two board members will be elected tonight. Nominations were taken from the floor as well as volunteers.

The candidates were:

Tom Wolf
Richard Kvacak
Robert DenHartog
Rick Phram
Wade Hoffman
Scott Schloeter

Ballots were cast. Tom Wolf was elected to a three-year term and Richard Kvacak was elected to a 2-year term.

The budget for the upcoming year was discussed. In the past, Genstar has paid all bills to maintain the property. In 2000, the owners will be responsible for the cost of this maintenance. The first assignment of the

Board will be to adopt a budget and send out invoices for this. It is estimated that the cost annually will be approximately \$45.00 per lot. This includes the cost of management.

Some time was allowed for questions from the floor from the owners. Ideas for a newsletter, combination of garbage services, etc. were discussed. The Board will try to develop a method of informing the owners from time to time.

There being no further business, motion was made and seconded to adjourn at 8:33 p.m. Motion approved.

Respectfully submitted,

Ellen Hilla
Recording Secretary