

# **"Save Highline Meadows from Poor Property Management and Reclaim Property Value"**

July 23, 2009

Several members met this week about having a special meeting to remove the current Board of Directors at Highline Meadows. This special meeting will be held for the purpose of achieving votes of the Highline Meadows owners. In order to hold such a special meeting, we must receive a 10% vote from the Owners of Highline Meadows.

We are looking for key people in the complex living within each of the Condo buildings. We need one person from each of the 10 Condo Buildings to act as coordinators to obtain the votes we are looking for to hold a special meeting. So far we have these key people in place to gain the 10% Vote for the "Special Meeting":

**\* WE NEED HELP IN GETTING THESE PEOPLE and/or OTHERS IN THESE BUILDINGS TO ASSIST IN THIS PROJECT \***

\*Building 140?? contact Eric Hansen (307)

\*Building 230-?? contact Marty Clark (#107)

\*Building 249-??-contact Neal Pashman (#306)

**Members currently willing to help in this project are:**

Building 130- BOB TARDE (#303)

Building 50-KHALID ELMATTAD(#207)

Building 230-MARTY CLARK (#107)

Building 280-TODD FALLER (#203)

Building 309-HARRY D. WINTER (#204)

Building 190- JIMMY (JAMES) SMITH (#201)

Townhomes- (70) RYAN ATWOOD & PAUL RATHER

We need 10% (30 People out of 298) of the Association members to sign up for a "Special Meeting".

Once the "Special Meeting" is scheduled and filed with the Douglas County Court then we get the Proxy signatures from 151 members to terminate the current Board (We will have Association members ready to assume the responsibility of the Board of Directors).

At the special meeting the New Board of Directors present the 151 or more proxy signatures to the current Board of Directors which would absolve them and put the new Board of Directors in place.

Once the New Board of Directors is in place, the Current Contract (5 Years) with TMMC is terminated, along with legal burden of Hindman/Sanchez, and the New Board of Directors will have a new direction for Highline Meadows.

The goal of the New Board of Directors is to Save Highline Meadows from its current "Ghetto" conditions. This will include, but is not limited to:

- Remove current management company (TMMC) and place management operation into "Hands Of People Who Care"
- Regaining control of the CC&R's
- Gain more control of the budget and prevent wasteful spending, cut spending and go into emergency mode to correct poor building and grounds conditions
- Increase property value and return to sellable conditions
- Minimize specialists and hire "Jack of all Trades" maintenance personnel with certifications
- Set a plan in place for roof replacements for all 20 buildings
- Start beautification program to enhance image of Highline Meadows

**PETITION FOR SPECIAL MEETING  
FOR THE SOLE PURPOSE OF  
REMOVING THE BOARD OF DIRECTORS**

We, the undersigned, hereby call for a special meeting of the membership for the sole purpose of removing the Board of Directors of the Highline Meadows Condominium Association.

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(Additional Signature page --- Highline Meadows Condominium Association --Removal of the Board of Directors)