Whetstone Industrial Park Lot Owners Association

General Membership Meeting Minutes

June 7th, 2024

The Board Meeting was opened by Bill Gavenas of Crested Yeti Property Management at 12:11 pm MT. This meeting was held via ZOOM.

Bill Gavenas asked for a roll call of membership present:

> See Appendix 1 for the attendance and vote register list for Motion 1. 14 of 17 members were present/represented at the meeting. Quorum was established.

Proof of Notice for Meeting

- Bill Gavenas stated that the notice and agenda for the meeting was sent out on May 17th, 2024, via email and physical post. The meeting was properly noticed.

New Business

Member vote on the 2024/2025 budget

- Bill Gavenas from Crested Yeti presented the budget approved by the BoD on May 9th, 2024.

MOTION 1: Hamid Taha made the motion to accept the budget as presented for the 2024/2025 fiscal year. Seconded by Jeremy Herzog.

Unanimously approved. (See Appendix 1)

Election to the board of directors

- An additional board member is requested to bring the number of board members to three (3). Adam Zatorski (Lot 8) put himself forward as a nominee. No other candidates were presented during the meeting.

MOTION 1: Mike Darden made the motion to put forward Adam Zatorski as a new board member starting 1 June 2024, for a period of 1 year. This was seconded by Matt Mills.

Unanimously approved.

No other new business was brought forward.

Adjournment of Meeting

- Hamid Taha made a motion to adjourn the meeting.
- Seconded by Bill Gavenas

Unanimously approved

Meeting closed at 12:17 PM MST

Homeowner Directory

Exported On: 05/17/2024 11:15 AM

Properties: WHETSTONE INDUSTRIAL PARK LOT OWNERS ASSOCIATION, INC. - 24474 Hwy 135 Crested Butte, CO 81224
Homeowner Status: Current
Homeowners: Active
Display Primary Contact only for each unit: No
Hide information checked "exclude from directory": Yes

Property	Unit	Homeowner	Representative	Phone Numbers	Emails	Homeowner Mailing Address	Present	Proxy	For	Against
WHETSTONE IN	Lot 1	ALPINE LUMBER COMPANY	Hamid Taha	Phone: (970) 349-7523	htaha@alpinelumber.com	10170 CHURCH RANCH WAY STE 350 WESTMINSTER, CO	X		X	
WHETSTONE IN	Lot 2	ALPINE LUMBER COMPANY	Hamid Taha	Phone: (970) 349-7523	htaha@alpinelumber.com	10170 CHURCH RANCH WAY STE 350 WESTMINSTER,, CO	X		X	
WHETSTONE IN	Lot 3	ALPINE LUMBER COMPANY	Hamid Taha	Phone: (303) 451-8001, Pho	AlpineAP@alpinelumber.cor	10170 CHURCH RANCH WAY Suite 350 WESTMINSTER,, CO	X		X	
WHETSTONE IN	Lot 4	ALPINE LUMBER COMPANY	Hamid Taha	Phone: (970) 349-5010	htaha@alpinelumber.com	10170 CHURCH RANCH WAY STE 350 WESTMINSTER,, CO	X		X	
WHETSTONE IN	Lot 5	SB LAND HOLDINGS LLC	N/A	Phone: 000-000-0000	janet@bootshoot.com, mmil	5160 TENNYSON PKWY STE 1000 PLANO,, TX 75024-4355				
WHETSTONE IN	Lot 6	SB LAND HOLDINGS LLC	N/A		janet@bootshoot.com, mmil	5160 TENNYSON PKWY STE 1000 PLANO, TX 75024-4355				
WHETSTONE IN	Lot 7	HUNTER FAMILY REAL ESTATE LTD	N/A		janet@bootshoot.com, mmil	5160 TENNYSON PKWY STE 1000 PLANO, TX 75024-4295				
WHETSTONE IN	Lot 8	DNA RANCH LLC/King Systems	Adam Zatorski	Phone: (970) 349-3425	adam.zatorski@kingsystems	PO Box 2389 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 9	Metroplex Accoustical Inc.	Mike Darden	Phone: 817-481-0029 ext 72	mikedarden@gmitexas.com	2020 E. Continental Blvd. Southlake TX 76092	X		X	
WHETSTONE IN	Lot 10	MOUNTAIN EXPRESS, GUNNISON VALLEY	Jeremy Herzog (proxy given by Scott Truex)	Phone: (970) 641-4111	struex@gunnisonvalleyrta.o	PO BOX 3482 Crested Butte, CO 81224		X	X	
WHETSTONE IN	Lot 11	MOUNTAIN EXPRESS, GUNNISON VALLEY	Jeremy Herzog	Phone: (970) 722-8545	jherzog@mtnexp.org	PO BOX 3482 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 12	MOUNTAIN EXPRESS, GUNNISON VALLEY	Jeremy Herzog	Phone: (970) 722-8545	jherzog@mtnexp.org	PO BOX 3482 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 13	LACY CONSTRUCTION COMPANY LTD	Bill Lacy	Phone: (970) 349-5010	lacy@crestedbutte.net	PO BOX 836 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 14	LACY CONSTRUCTION COMPANY LTD	Bill Lacy	Phone: (970) 349-5010	lacy@crestedbutte.net	PO BOX 836 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 15	LACY CONSTRUCTION COMPANY LTD	Bill Lacy	Phone: (970) 349-5010	lacy@crestedbutte.net	PO BOX 836 Crested Butte, CO 81224	X		X	
WHETSTONE IN	Lot 16	GUNNISON VALLEY INVESTMENTS LLC	Matt Mills	Phone: (970) 209-9614	tamera_sheaffer@zeeco.co	22151 E 91ST ST S BROKEN ARROW S BROKEN ARROW,	X		X	
WHETSTONE IN	Lot 17	GUNNISON VALLEY INVESTMENTS LLC	Matt Mills	Phone: (970) 209-9614	tamera_sheaffer@zeeco.co	22151 E 91ST ST S BROKEN ARROW,, OK 74014-3250	X		X	
							13	**1**	**14**	**0**

WHETSTONE INDUSTRIAL PARK LOT OWNERS ASSOCIATION

24474 Hwy 135
CRESTED BUTTE, CO

Members who cannot attend the 2024 general membership meeting on 7 June 2024 of the Association are allowed to vote by proxy. If you are unable to attend this general membership meeting, please fill out and mail or email the proxy below so that your vote will count. **PROXIES MUST BE RECEIVED NO LATER THAN JUNE 6, 2024**, and should be mailed or emailed to:

Whetstone Industrial Park Lot Owners Association
c/o Crested Yeti Property Management
2 Elcho Avenue
Crested Butte, CO 81224
Email: bill@crestedyeti.com

REVOCABLE PROXY
WHETSTONE INDUSTRIAL PARK LOT OWNERS ASSOCIATION

The undersigned appoints:

JEREMY HERZOG, MANAGING DIRECTOR OF MT. EXPRESS
Member in good standing of
Whetstone Industrial Park Lot Owners Association

to act as my (our) proxy at the general membership meeting of the Association to be held on Friday, June 7, 2024, at 12:00 p.m. via ZOOM, and to vote or otherwise represent the undersigned in any business that may properly come before the meeting.

This proxy is revocable at any time prior to its exercise by written notice to the attention of Bill Gavenas at Crested Yeti Property Management: bill@crestedyeti.com.

Lot # 10

[signature]
Member Signature(s)

5.18.24
Date

SCOTT TRUEX, GVRTA
Print Name(s)

STRUEX@GUNNISONVALLEYRTA.ORG
Email address