VAN-AIRE
A "FLYING" COMMUNITY

Van-Aire Skyport Corporation
P. O. Box 55
Brighton, Colorado 80601

2012 Annual Meeting Minutes

Date: January 29, 2012
Time: 1:30 pm
Location: Brighton Recreation Center

1. Meeting was called to order by Board President, Carl Goeritz at 1:58 pm.

2. Roll call was taken by Becky Gann to verify quorum and to certify proxies. Fifty two members were present with ten (10) validated proxies.

3. Notice of Annual Meeting. Becky Gann had prepared the notice for mailing December 12th, 2011, and provided the proof of proper notice of the annual meeting. All members affirmed as to their receipt of the official notice.

4. Welcome to our newest neighbors, Don Watkins and Dionne Braxton.

5. Minutes of the last annual meeting were passed out in hard copy for everyone to read and review. Vince Phelps moved and Kevin MacGregor seconded that minutes from all three (3) member meetings - annual meeting January 30th, 2011, special meeting August 30th, 2011 and special meeting September 25th, 2011 - be approved. Motion carried.

6. The President's Report was given by President Carl Goeritz. A summary was given of some of the issues and projects during 2011.

a. In June, the community / neighborhood clean-up was again successful. We paid for two dumpsters for everyone's use, and indicated that we might wish to rent additional roll-offs as the two rented were quickly filled.

b. The annual community picnic in June was another success.

c. The board reviewed the insurance policy coverage for the annual picnic.

d. The website is up and running. All members have been invited to participate.

e. Briefly discussed the crack-filling of the runway, and the review of the different products. The seal coat was completed. A special thank you to all the volunteers throughout the year.

f. The board recommended another 3% assessment, in following the 2006 annual meeting.

7. Treasurer's Report was given by Becky Gann.   After a few questions and a brief discussion, it was moved by Maggie Adams with a second by Dee Layne to approve the Treasurer's report as presented. Motion carried.

8. Audit Committee report. The audit was completed January 25th, 2012 by Charles Elliston, Nancy Flanagan and Bill Teater. Charles reported all records were found to be in order. (Copy of report is on file).

9. Architectural Control Committee report. John Allison reported that three projects were completed this year by the committee: one from Ed Cole for a deck, one from Jim Dyer for a new hanger; and one from Wade Tefft for a deck. All were approved.

10. Runway Maintenance Committee report. Russ Emick stated that the crack fill, seal coating and re-striping was completed. Additional crack-filling will be done this spring. Thanks to Ken Eisemann, Bobby Greene, Brandon Jewett Kevin MacGregor, Joel Sidell, Ben Watson and Jim Winders.

10. Fuel Committee report. Russ Emick reported that fuel operations are going smoothly. The State requested we install a fence around the facilities. We petitioned and received a variance to not need a fence. New gauges will be calibrated this spring.

11. Nominating Committee report. Helen Gaines reported that everyone who volunteered for the various positions is on the ballots. Thanks to everyone who volunteered this year.

12. Election of open positions. There were no nominees from the floor. Each member will serve for two (2) years. The results of the voting were:

Board of Directors Block 1B: Mike Schauer
Board of Directors Block 2B: Jim Winders
Architectural Control Committee: Ryan Bendure, Gary Fling and Mike Schauer.

OLD BUSINESS

No old business.

NEW BUSINESS

1. Volunteers for the various committees are as follows:
a. Nominating Committee: Tom Alexander, Charlie Buscher and Dee Layne
All other committee appointments were postponed by President Goeritz, stating that the incoming board of directors would address any changes.
Current committee volunteers are:
b. Audit Committee: Charles Elliston, Nancy Flanigan, and Bill Teater
e. Fuel Committee: Ron Benell, Russ Emick, Roland Ochs, Bill Teater and Jim Winders
d. Runway Maintenance Committee: Ron Benell, Russ Emick, Charles Elliston, Carl Goeritz, Wayne Henke, Vince Phelps, and Don Smallwood

2. 2012 Budget. The following budget was recommended by the Board of Directors for 2012:

Account	**Budget**
Income	
Annual Assessments	$54,742.44
Assessment Late Fees	200.00
Dividends/Interest	2,000.00
Picnic Income	600.00
Fuel Income	65,000.00
Total Income	**$122,542.44**
Expense	
Fuel Purchases	63,000.00
Credit Card Fees	2,000.00
Runway/Taxiway Maint	19,000.00
Mowing	3,500.00
Weed Control	4,000.00
Snow Removal	3,500.00
Fuel System Maint	3,000.00
Fuel System Misc Exp/Fees	100.00
Electricity	650.00
Phone Service	550.00
Maintenance – Other	700.00
Picnic Expense	500.00
Floral Arrangements	300.00
Insurance	7,000.00
Legal / Consulting	10,000.00
Professional Fees	500.00
Income Tax	500.00
P O & Safe Deposit Boxes	85.00
Office Supplies/Postage	850.00
Printing	300.00
Bank Service Charges	20.00
Secretarial Services	1,800.00
Licenses & Permits	50.00
Miscellaneous Expense	500.00
Total Expenses	**$122,355.00**
Net Profit	**$187.44**

Discussion on overall budget; key concern being addition of a Runway Reserve Account to "budget" profits into. Much discussion. Jerry Sisk motioned to accept budget as proposed, Helen Gaines seconded. With a Roll Call vote, motioned carried 43-10.

At 3:50 pm Charles Elliston motioned to adjourn, Dee Layne seconded. Meeting adjourned.

Respectfully submitted,
Rebecca L. T. Gann, Secretary/Treasurer