

# Two Rivers Homeowners Association

## NOTICE OF ANNUAL MEETING OF MEMBERS TO BE HELD NOVEMBER 9, 2021

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Notice is hereby given that the annual meeting of the Members of Two Rivers Homeowners Association (referred to herein as the "HOA"), has been called by the Executive Board of the Association pursuant to Section 3.2 of the Bylaws of the Association. It will be held at the Two Rivers Community Center, Dotsero, Colorado on Tuesday, November 9, 2021, at 6:00 P.M. local time for the following purposes:

### Agenda

- 1) Call to Order
- 2) Declaration of Quorum
- 3) Consideration of Changes to Agenda
- 4) Approval of Minutes
  - a) November 10, 2020 (Annual Member Meeting)
  - b) April 28, 2021 (Spring Member Meeting)
- 5) Review Financial Statements and Consideration of Budgets
  - a) Financial Statements- September 30, 2021
  - b) 2022 Budget
- 6) Election of Board Member
  - a) Nominations for two 3-year seats, one 2-year seat and one 1-year seat
- 7) Business
  - a) Community Update
  - b) Metro District Financial Statements- September 30, 2021
  - c) How does an HOA increase home values?
  - d) Other Business and Public Input
- 8) Adjournment

TWO RIVERS HOMEOWNERS ASSOCIATION, INC.  
a Colorado Non-profit Corporation

By: /s/ Esqar Acosta  
Esqar Acosta, President