

**Minutes of the Meeting of 3 Canyons Ranch
Master Homeowners Association (MHOA)
Special Board of Directors (BOD) Meeting
February 24, 2007, 10:00 AM, at Pueblo del Sol Country Club**

Many of you may be aware of the law suit between San Pedro Development (represented by Ernie Graves) and Three Canyons HOA - concerning the status of the second phase of the Wild Horse development (Wild Horse II) i.e., whether Wild Horse II is or is not included in the Master Home Owners Association. On Thursday, the 25th of January, a settlement conference between Ernie Graves and representatives of the Three Canyons Board (plus Counsel) was moderated by Judge James Conlogue and a settlement to this long-standing litigation was proposed. The primary purpose of this meeting was to put the settlement offer to the membership for a vote.

Prior to the meeting, Three Canyons Counsel Bob Stachel summarized the settlement offer to the membership, and then introduced Judge James Conlogue.

Judge Conlogue answered questions from the membership concerning the settlement offer.

Board Members Present:

Gary Brock, Lois Bloom, Greg Chouinard, Ron Slyter, Rich Frederici, Frank Diaz, Carl Bromund, Evans Guidroz, Richard Dirks

Officers:

President, Carl Bromund
Vice President, Richard Dirks
Secretary, Greg Chouinard
Treasurer, Gary Brock

Call to Order

The meeting was called to order at 10:32 AM by President, Carl Bromund

Acceptance of Agenda

A motion was made and seconded to adopt the meeting agenda. The motion to adopt the meeting agenda was carried unanimously

Call to Membership:

Two members requested the floor.

New Business:**Appeals Concerning Membership Records.**

A motion was made and seconded that the records for Dennis Knowlton's parcel (#104-18-022) in Section 29 be changed to recognize a 2524 sq ft home in addition to his 4.66 acres for a new total of 29 memberships. The motion was carried unanimously.

A motion was made and seconded that the records for Sandy and Winston Witwer's parcel (#104-18-159) in Section 28 be changed to recognize a 2712 sq ft home in addition to their 4.12 acres for a new total of 31 memberships. The motion was carried unanimously.

A motion was made and seconded to accept Bob Schneider's parcel (#104-01-059H) in Section 27 as a full 8 acres for purposes of voting, assessments and setbacks. The motion was carried by a vote of 8 for, 1 opposed.

Announcement of Voting Results.

The Membership vote to accept the settlement offer from San Pedro Development passed by a vote of 6,176 (98%) for, 143 (2%) opposed. Of the total 11,689 memberships in the association, 6,319 (54%) votes were cast.

Call to Membership:

Several members requested the floor.

Adjournment:

A motion was made and seconded to adjourn. The motion was carried unanimously. The meeting was adjourned at 11:35 AM.

Submitted By: Greg Chouinard, Secretary