

WALNUT ESTATES HOMEOWNERS ASSOCIATION, GRAND JUNCTION, CO. 81504

**ANNUAL MEETING NOTICE**

SATURDAY, JANUARY 28, 2023 10:00 A.M. PLACE: Valley Bible Church, 646 29 ½ Road

Wear mask if required by Mesa County (church requirement?). All HOA members are encouraged to attend the above meeting. Agenda will include:

- Introduction of HOA Board (posted on WEB page)
- Review 2022 expenses (posted on WEB page)
- Review and vote on 2023-24 proposed financial budget (posted on WEB page)
- Nominate and elect HOA Board (4 vacancies) and Architectural Control Committee members (4 of 5 Board members have served over two years and do not intend to serve again)
- V-pen issue and maintenance
- Open discussion. 3 minute limit per person

For your convenience, attached is a copy of the PROXY form. If you are unable to attend, please fill out the form and mail to P.O. Box or deliver it to a Board member or other HOA member prior to the meeting so that a quorum can be achieved. This document is on the WEBSITE. Updates to the website are made periodically, In particular the Treasurer reports and messages.

Sincerely,

Walnut Estates HOA Board of Directors

E-mail address: [WalnutEstatesHOA@GoogleGroups.com](mailto:WalnutEstatesHOA@GoogleGroups.com)

Mailing address: P. O Box 40931, Grand Junction, CO. 81504

WEBSITE: <https://walnutestateshoa.com>

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PROXY FORM

WALNUT ESTATES HOMEOWNERS ASSOCIATION

1-28-2023

OWNER NAME(S) \_\_\_\_\_

ADDRESS \_\_\_\_\_

As a member in good standing of the Walnut Estates Homeowners Association, I/we hereby authorize one of the following to serve as my(our) proxy and to vote on my(our) behalf on all issues at the annual meeting to be held on January 28, 2023.

\_\_\_\_\_ The Board Members of Walnut Estates Homeowners Association  
or

\_\_\_\_\_ Specific homeowner: \_\_\_\_\_

Name of owner in good standing able to bring the proxy to the meeting

\_\_\_\_\_  
Address

Prior to the meeting date, the duly executed and hand-written proxy shall be U.S. mailed or e-mailed as a scanned attachment, or hand delivered to a member of the Board or to a specific homeowner in good standing who will be attending the meeting and bringing the proxy to the meeting.

OWNER SIGNATURE \_\_\_\_\_ Date \_\_\_\_\_