

Castle Valley Ranch PUD
1512 Grand Ave #109
Glenwood Springs, CO 81601
970-945-7266
www.castlevallयरanch.net

2012 Annual Meeting
Held at Kathryn Senor Middle School
101 Alder Ave
New Castle, CO 81647

Present: Vickie Priest - Board of Directors Dave Schroeder – Board of Directors
Complete owner list on file including proxies and absentee ballots

Others: Justin Windholz – Crystal Property Management

The 2012 Annual Meeting for Castle Valley Ranch PUD Homeowners Association was held at Kathryn Senor Middle School (1st and Main, New Castle, CO 81647) on February 19, 2013. The meeting was called to order at 6:00 pm. A quorum was established.

- 2012 Financial Reports/ 2013 Budget
 - Justin Windholz explained the 2012 financial reports and answered questions concerning the reports.
 - The Board had previously adopted the 2013 budget. The annual dues will remain at \$70 this year.
- Election of Two Homeowner Representatives
 - Both Dave Schroeder and Vickie Priest volunteered to serve an additional term. There were no other volunteers for the positions. The majority of the ballots received were in favor of both Dave and Vickie.
- Homeowner Concerns
 - Several owners had concerns about the beautification projects. It was explained that the Town of New Castle did not agree to the committee's proposals. This coming year the committee will propose new ideas for Town approval including flower plantings, sign improvements, fence staining. Several of the committee members had moved from the subdivision over the last year. Other members volunteered in their place.
 - Owners asked that the irrigation line along Castle Valley Blvd that once served as a temporary system for the CVR townhomes be removed.
 - Owners advised that several of the lights at the mailboxes be replaced.
 - Members asked that the schedule be corrected so that the Annual Meeting be held in December as opposed to later the following year

With no further business the meeting was adjourned at 6:55 pm

Respectfully,

Justin Windholz