

CASTLE VALLEY RANCH (CVR) HOA  
P.O. Box 1131  
Glenwood Springs, CO 81602  
(970) 945-7266

ANNUAL MEETING

December 7, 2006 – 6:00 p.m.

Riverside Middle School  
804 W. Main  
New Castle, CO 81647

The Annual Meeting of the Castle Valley Ranch Homeowner Association was called to order by Pat Tucker, Chairperson, on December 7, 2006, at 6:30 p.m. The meeting was held at the Riverside Middle School, 804 W. Main, New Castle, CO 81647.

Present were:

Board:	Ginny Saliman	Pat Tucker	Earl McKerrihan
Others Present:	Terri Knob, CPM	Justin Windholtz, CPM	
	Lee Perkins	Gary/Pam Slaven	
	Carolyn Tucker	Suzie Romig	
	Eric Williams	Tom Stevens	
	Steve Craven		

Proxies: 24 proxies (list in CPM office)

Financials: The Board reviewed the October 2006 Profit/Loss and Balance sheet.

2007 Budget: The Budget was reviewed and discussed. The Board proposed leaving the dues at \$45.00/year. A vote was taken to ratify the 2007 Budget. This vote passed.

Election of Board Members: A motion was made by Eric and seconded by Steve to accept the 5 people who have volunteered to serve on the Board for 2006. This motion passed. Listed below are the 5 new Board members:

Ginny Salimen	Pat Tucker
Earl McKerrihan	Steve Craven
Roger Shimono	

Board Meetings: The Board will schedule a Board meeting after the first of the year. A calendar will be sent out to homeowners as soon as dates are established and agreed upon.

Concerns From The Floor:

Plans were given to the Board regarding building of a new home. The Board will get guidelines to this owner.

Delinquencies

Posting Places Regarding Meetings

Bulk Mail versus Regular Mail

Web Site Expansion

All the above issues will be added to the agenda for the new Board.

With no further issues, the meeting was adjourned.

Respectfully submitted,

Terri Knob