

	<ul style="list-style-type: none"> • Storage/RV update: <ul style="list-style-type: none"> ○ There are a few vehicles still in the storage area. Cindy recommended that we have them towed and that we move the deadline to have everything moved next year to May 1st. ○ Miles presented drawings for the new storage area. Miles will contact Herb Burton for permit information. Jim will research our options on different types of base. We will obtain bids on fencing and graveling the area. <p>3. Billing and Enforcement:</p> <ul style="list-style-type: none"> • The 2011 Collections Update was emailed to the Board • The WLPP Status Report was emailed to the Board • Covenant Violation – Lot 3-02 – Lot cleanup/Erected a fence to hide violation-2nd letter sent- Have not received a response from Owner • Covenant Violation – Lot 1-104 – Excessive bright orange posts and signs-owner to clear • Covenant Violation – Lot 1-182 – Need confirmation that lot has been cleared from Owner • Covenant Violation – Lot 2-227 – Lot cleanup – Have not received a response from Owner • Covenant Violation – Lot 2-254 – Trailer Moved/Other items still on lot – Would like someone to clear the rest of the items – Picnic table is donated to the Association. • Covenant Violation – Lot 4-407 – Lot cleanup – Have not received a response from Owner <p>4. Lot Improvement: Bill received two new lot improvement forms.</p> <ul style="list-style-type: none"> • Request is to build a post and wire fence. There was not enough information. The form was sent back to the owner for clarification. • Sue Clark requested to put in a driveway. She was referred to Park County to obtain a permit. <p>5. Other</p> <ul style="list-style-type: none"> • Picnic Committee – need donations for door prizes. We will use our budget for kids prized only. RealManage will make a donation. • Caretaker’s Computer – the computer in the Caretaker’s house is too old to repair. There was a motion to replace the computer. Bill 1st and Jim 2nd the motion. 	<p>Miles and Jim will research permits and bids</p> <p>Waiting on Responses from property owners</p> <p>CLOSED</p> <p>Cindy to get cost estimate for new computer</p>
G.	<p>UNFINISHED BUSINESS:</p> <ol style="list-style-type: none"> 1. Park County Land Use Regulations – Pete advised the group of the Park County Board Meeting 2. Vern Wagner/ Grazing Lease Update – Mail sent to Vern has been returned. He still has not paid WW. His funds are tied up in Bankruptcy Court. 	<p>CLOSED</p> <p>OPEN</p>
H.	<p>NEW BUSINESS:</p> <ul style="list-style-type: none"> • Board Nominations – There are 7 open positions. We have received bio’s from 10 people for the upcoming election. The bio’s will be included in the July 11th mailing. • Budget Review – The budget was reviewed line by line, looking for 	<p>OPEN</p>

	<p>areas of improvement. Some considerations:</p> <ul style="list-style-type: none"> • Reinstatement of dump fee – decided to continue to waive the fee for owners only, but guests will pay \$10.00. Motion by Dian, 2nd by Bill. It will be announced in the newsletter. • Increase dues from \$120.00 to \$140.00 per year. The motion was made by Bill and 2nd by Margo. It was unanimously approved by the Board. • Camping is \$8 per day. This is an honor system and fees are collected by Miles. • Landscape Maintenance – Need to add money to cover storage expansion but will have to wait until research has been done and bids have been received before we know how much. • Other Expense – leave as is • Taxes – increase to cover possible testing of Wildwood Water? • Professional fees – RealManage will increase by 1.6% ECI (Government mandated). Our monthly fee will increase from \$833.00 to \$850.00. • Collection/Bad debt – money is returned to WW when an owner pays, but we have to spend the money first to get the process started. • Picnic – costs \$350 for each picnic. It was discussed to roll the budget money for adult raffle items into the kids raffle items. • RealManage will mail a postcard requesting email addresses and phone numbers of the property owners. They will maintain and update the records to help build a more accurate listing of our residents. • Compensation (caretaker) – is currently \$1,300.00 per month plus mileage reimbursement of approximately \$375.00 per month. The Board discussed that we would raise the salary \$300.00 next year if we feel it is appropriate to do so. Dian made the motion and Jim 2nd. Approved by the Board. 	
I.	<p>ADJOURNMENT: MOTION to Adjourn: Pete made a motion to adjourn with 2nd by Bill. There being no further business to discuss, the meeting was adjourned at 12:30.</p>	