

**DILLON VALLEY EAST CONDOMINIUM ASSOCIATION  
BOARD OF MANAGERS MEETING  
January 18, 2012**

**I. CALL TO ORDER**

The meeting was called to order at 7:05 p.m. by Richard Garcia in the Dillon Valley East Clubhouse.

Board members present were Richard Garcia, Paul Hage and Sylvia Dowty.

Representing Basic Property Management were Gary Nicholds, Eric Nicholds, Candy Ramage and David Thompson. Erika Krainz of Summit Management Resources was recording secretary.

Owners present were Don and Laurel Gardey (Z202), Lee Vroble (X302) and Carl Henry (U202).

**II. QUESTIONS AND COMMENTS FROM THE FLOOR/COMMENT BOX**

Richard Garcia noted there was not a quorum so there would not be any official business conducted during this meeting. There were no owners present to object to the 2012 Budget.

There was general discussion about the significant increase to the water rate. Paul Hage explained that the Dillon Water District was not a public utility and was therefore not subject to rate approvals. One building is currently metered and meters may be required on all buildings at some time in the future. David Thompson was asked to read the meter monthly.

Richard Garcia said he received a request for a variance to the number of pets allowed in a unit.

**III. FINES AND HEARINGS**

There were no owners present regarding fines.

**IV. MANAGER'S REPORT**

*A. Manager's Report*

David Thompson provided a written report to the Board.

*B. Collections Update*

A copy of the status report from attorney Hal Kyles was included in the meeting packet. Paul Hage said the delinquent balance as of the end of October was \$94,500; as of the end of December, the balance was up to \$110,000. Candy Ramage said there were a number of new delinquencies. She estimated that about

\$2,500 – 3,000 had been collected from delinquent owners since the new attorney took over.

Gary Nicholds will provide the Board with an update on the status of Unit I202.

**V. SET NEXT MEETING DATE**

The next regularly scheduled Board Meeting will be Wednesday, February 15, 2012 at 7:00 p.m. in the Dillon Valley East Clubhouse.

**VI. ADJOURNMENT**

Richard Garcia made a motion to adjourn at 7:15 p.m.

Approved By: \_\_\_\_\_ Date: \_\_\_\_\_  
Board Member Signature