

Wagon Wheel Ranch Corporation  
Board Meeting  
April 1, 2014 – 7pm  
Chicago Connection – Eagle, Idaho

Attendees: Becky Barton-Wagner, Lyla Workman, Brandi Moore.

Absent: Dave Hall, Ken Campbell

Guests: 3 people

Call to order by Becky Barton-Wagner at 7:15pm

Motion and seconded approval of Board Meeting October 5, 2013.

Treasurer report presented and approved. Treasurer reports will not be posted on the website, but will be available to current PAID stockholders by request.

E-mail vote to do the culverts and improvements on South Meadow –Completed

Total assessments collected by due date March 31<sup>st</sup>  
22 Opt outs, 180 Not Paid, 179 Paid—Total 381 lots

Certified letters will be sent out to unpaid owners. Unpaid assessments will be required to pay the \$100.00 penalty as Bylaws are stated.

Next improvements to the common area will be:

\*Parking lot off of Lake Trail on North Meadow. 3 Bids will be received for the work of clearing of trees and putting in fill for parking. Ask that it be completed by June 15<sup>th</sup>.

\*Picnic tables (4) will be purchased and 2 will be installed in each meadow—Secured in concrete.

\*Signs with wording “NO EXIT” will be made and placed in the entrance area of meadows.

Taxes on the meadows, parcel vs. common area, and agriculture exemption discussion. No action will be taken on this.

Bylaw changes made:

Article 1 Section 2. Annual Meeting: Removed “Saturday before Labor Day” and replaced with “3rd Saturday in May each calendar year.”

Article III Officers Section 1. Executive Officers: Added “or a representative” to the sentence “These officers shall be made up of one (1) stockholder from each of the five (5) Wagon Wheel Ranch Subdivisions or a representative.”

Article VII Stock Section 3. Assessment of Stock (b): Added “and/or e-mail” to the sentence “The Board of Directors may further enforce the assessment by giving notice by U.S. mail and/or e-mail of default in payment to any shareholder in default. Failure to remedy the default within 30 days shall authorize the Board to terminate the ownership of the stock by giving written notice by U.S. mail and/or e-mail to the shareholder(s) who have failed to remedy the default, that their ownership of the stock has been terminated.”

Annual meeting on May 17, 2014: Voting cards will be issued for voting and speaking.

Board approved 5-14-2014