Colorado's Wilderness Ranch Landowners Association



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www.thecoloradowildernessranch.com

WRLOA Annual Fall Meeting Minutes
DATE: 10/23/2026

- Vice Pres. Ty Stewart called the meeting to order at 6:07 pm
  Ty asked for a motion to approve the minutes of the Annual 2026 Sumner meeting and noted the minutes had been posted on the website and there were copies available at this meeting. A motion was made, seconded and passed to approve the minutes.

- Ty welcomed everyone and asked that everyone sign in and update address, phone number, and/or email changes prior to leaving.
  NOTE: emails & phone numbers are not shared except for emergency issues

  The Meeting was adjourned for guest speaker(s) presentations.

Marlin Eckhoff – Mo Co Building Dept. gave an update on building permits applied for building cabins, noted inspections and follow up on active permits on the ranch.
There were several handouts provided and business cards left for folks to take.
None of the other invited guests were able to attend.

Ty called the business meeting back to order when the presentation was finished

Report from the Officers:

Todd was unable to attend due to working out of State
Vice Pres. Ty Stewart

An update was given on the ponds being cleaned up —
the trail was widened to facilitate equipment reaching the ponds, 3 & 4 had worked done on them and next year work on # 1 & 2 will have to be done. Ty noted when the water tanks would be drained. Also discussed the potential new water tank to be set up at the cul-de-sac on Game Reserve Dr. by the entrance to the reserve. Reported that the water trailer had been winterized and taken back to town for winter storage.

Other Reports -

Secretary/Treasurer Report-

- Vicki reported the current number of Landowners who have paid memberships for 2026 = **315**
  Which equates to **391** lots that have paid assessments for 2026 &1 owner has paid for 2027

* Checking account bank balance as of Sept. 30, 2026: $ 46,999.30
* Legal fund bank account balance s of Sept 30, 2026: $ 12,712.97

A list of Major expenditures was listed on the agenda so members can see what their assessment pays for each year.

Vicki noted that each year an updated owners' list is received from the County Assessor's office and each year there are numerous notices returned in the mail.

It was asked that each member Please update the County with a new mailing address & **ALSO** please clarify where notices and cards are to be mailed if you have more than one address (ie: Street & PO Box)

* Vicki gave an update on the US Department of the Interior- regarding the mineral lease sale that took place this summer, a summary report can be obtained by going to the BLM website and searching for mineral lease sales.
It was mentioned that there were several parcels around the subdivision where leases were sold.

New Business:
Several members who live out of state requested info on being able to have a dumpster for use during the spring/summer/fall months they are at the ranch. After checking with the local providers, It was determined that the ranch is too far for onsite location for a dumpster and then there is animal issues. That being said if there are other owners who would be willing to pay for a seasonal dumpster, please contact Vicki and she will help coordinate a dumpster in town for owners who wish to participate. In the cost of the dumpster. One member mentioned Aces High from Steamboat as a resource.

Old Business-
Ty asked the Nominating Committee members to tally ballots and report outcome
Upon completion of the tallying, the 4 members with the most votes received will be elected.
Election results are as follows: **Tom Cramer 119 votes; Sid Arola 110 votes; Todd Carlson 105 votes; BJ Lawrence 73 votes**; Bud Bower 54 votes; Shannon Taylor 24 votes; John Cochran had withdrawn due to personal issues.

A BIG THANK YOU to all who put their hats in the ring!

General for the Good of the Group:
Thanks to everyone who signed a release form tonight – Insurance company will be happy!
Thank you to All who brought food items to the meeting
We had 38 adults and 4 younger people in attendance. Along with Mr. Beau Jangles the Springer Spaniel who truly enjoyed everyone giving him some love. 😊

Info to Share:
New Appliances Store in town: RC Pro Appliances In the mall in Craig. 970-620-4220
Can get propane appliances.
Rural 1st – lender in Steamboat does vacant land financing 970-819-3971
Mountain West Propane for tank sales, leasing & gas delivery 970-824-0374

There being no other business to come before the group, the meeting was Adjourned

Respectfully submitted:
Vicki Burns, Sec/Tres