

### **What is the problem?**

(SVRA Letter to Membership, Dec. 1, 2003)

Although the annual assessment brings in approximately \$750,000, it is not enough to maintain the 30 miles of roads, provide safe drinking water for over 700 homes and accommodate a growth rate of 110 homes over the last two years. Despite the growth in homes and increased usage of the roads and water system, the assessment revenue remains relatively constant since the Association Membership is fixed and no additional Memberships are available and the annual assessment can only be increased by the July Consumer Price Index (CPI)...

The Association continues to cut costs and improve efficiency but it is not enough to sustain the infrastructure and amenities. To balance the Ranch budget annually, the Association is forced to offer less and less service to the Membership...

Compromises made due to the lack of funds have:

- Jeopardized the availability and quality of the drinking water provided by the Association... (See *SVRA Water/Road Improvement and Equipment Needs with Projected Cost Estimates*, attached)
- Eroded the quality and safety of the road system... (See *SVRA Water/Road Improvement and Equipment Needs with Projected Cost Estimates*, attached)
- Depressed Member property values at the Ranch relative to the rest of the Star Valley area. (SVRA Letter to Membership, Dec. 1, 2003)