



THE HUMMER



Volume # 51

MAY 1996

SOCIAL ACTIVITIES COMMITTEE

By Marge Moore

"Welcome Back" - to CORA, and a very special *** **"Welcome"** *** to all our new members.

Here is a run down on some of the Activities Planned for this Summer Camping Season at CORA.

On Saturday Nights, if nothing special is planned, there is "Grill Night". You bring your meat to be grilled and a dish of Salad, vegetable, or dessert for the table. We all share this and an evening together.

Also, Saturday afternoons at 2:00 will be Slow Pitch Softball and Volleyball games.

MAY 18 :(Morning) Pick up trash off Highway 285 - with lunch for the volunteer workers.

MAY 25 : Fishing Derby. Details are on our new "Social Activities Board" in the vestibule at the Clubhouse Entrance. Nolan Biesanz of DSP&P #3 is in charge. Please sign up.

MAY 26 :(Sunday 7:00 to 9:00) Annual Board of Directors Pancake Breakfast. "No Charge".

JUNE 1; Logan & Cross "Fricasseed Chicken Dinner". Please sign up or let us know, BY May 27th, if you plan to attend. Cost: \$ 4.00 adults, \$ 2.00 for children 5 & under. The profits will benefit the Kitchen equipment.

JUNE 8 : Box Supper Social. Everyone fix a Box Supper for each member of your family and put their name on the box. We put all of the boxes on the table and each of us picks one (Not Your Own .Please), then you eat supper with that

person. This is a "Get Acquainted With Your Neighbor Night. We hope you can all attend.

JUNE 15 : Potato Bar. We furnish the potatoes. You provide Toppings or Salad.

JUNE 22 : Pancake Breakfast. Fund Raiser. 8:00 AM. Cost is \$ 2.00 adults, \$ 1.00 children under 10.

June 29 : Highway Trash Pickup. Grill Night

July 6 : Craft Fair. Hot Dog Sale. Tables for the Fair are \$ 2.00 each.

JULY 13 : Outside Western Night. Wear Western. Provide your own Hot Dogs & Buns. We provide Chips, condiments & S'mores.

JULY 20 : 8:00AM Pancake Breakfast Fund Raiser. Cost \$ 2.00 adults, \$ 1.00 children under 10.

7:00 PM Ice Cream Social. This if for all Birthdays. There will be no grill this day

JULY 27 : FAIRPLAY BURRO DAYS.

AUGUST 3 : Potato Bar. Bring topping or Salad.

AUGUST 10 : Christmas-in-August. Due to so many activities in July we will celebrate the annual CORA Christmas on this day.

AUGUST 17 : MELON FEAST.

AUGUST 24 : Southwestern Pot Luck. Bring your favorite Mexican Dish. Marge Moore will make Green Chile.

AUGUST 31 : Highway Trash Pickup. Craft Fair. \$ 2.00 a table.

SEPTEMBER 1 :- ANNUAL MEETING.

NOTICE NEW POLICY FOR GUESTS

Guests are required to REGISTER in the "GUEST BOOK", at the Clubhouse, as they enter the Campground. This is to improve Security and provide the Management Team emergency info.

FISHING RESERVOIR RULES (REMINDER)

1. Adults must have a Permit in your possession.
Permit valid only for person to whom issued.
 2. No boats, float tubes, wadding or swimming.
 3. No horse trailers or horses inside fence.
Fisherman parking only.
 4. No fires or overnight camping.
 5. Guests must be accompanied by property owner or immediate family member.
 6. No pole holders or digging allowed.
 7. Maximum of four fish per person per day.
 8. Pets must be on leash and under control of its owner at all times.
 9. Ice fishing is not allowed.
- Permits are available from the Manager.

MAIL SERVICE AT CAMPGROUND

Each member is responsible for making their own arrangements with the Postal service. The Management Team has been directed, by the Board of Directors, to refrain from handling any mail other than the CORA's Official Business Mail that is delivered to the Associations mail box. Mail, other than official business, delivered to P.O.Box 125 in Fairplay, will be rejected. The Board determined that this restriction is necessary to protect the Association's assets from liability in the event of a Law Suit arising from a claim of loss or mishandling of U.S.Mail.

CRAFT CLASS ANYONE ??

Interested in SHARING a craft class?? Contact Marge Moore.

PERSONAL

The Hal Clark family would like to say " THANK YOU " to the CORA Family, for all the Cards, Prayers and kind Thoughts.

ANNUAL DUES INCREASE ??

The time may be fast approaching for a dues increase.

Our Treasurer has put the Board On - Notice that we have, over many years, experienced an accumulated deficit in our Operating Account., It is an accounting deficit not a dollar shortage, but is due to the fact that our income to the account has not kept up with our annual expenses. We have used money from the Real Estate account to pay these costs in order to avoid a dues increase.

The Board is going to have to take a hard look at our past practices and what we need to do to keep our Association in the excellent financial condition we now enjoy.

We have been very aggressive in pursuing the collection of Dues, fees and penalties due the Association because this is the source of funds for the Operating Account.

We have not had an increase in our dues in over seven years but the time may be near.

FACILITIES

By Ralph Houck

Here are some things you may notice at CORA:

1. A new Management Team that is Happy to be here and is self motivated, dependable & competent.
2. At the Clubhouse;
 - New emergency Lighting for Safety.
 - A remodelled Laundry Room
 - Fresh Paint in the Shower Rooms, Laundry & Hallways.
 - New floor covering in the kitchen.
 - A dish washer in the kitchen.
 - New locks on all the doors.
 - New Picnic Tables in the Plaza.
3. At the Service Centers;
 - All outside lights controlled by Photocells.
 - Interior walls have been washed down.
 - Thorough regular cleaning.
4. Around the Campground;
 - Roads in good shape with all signs in place.

" C O R A L O T S "

SILVERTON NORTHERN				DENVER SOUTH PARK & PACIFIC		COLORADO SOUTHERN	
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LOT #	PRICE	LOT #	PRICE	LOT #	PRICE	LOT #	PRICE
30	\$ 7,500	127	\$ 6,900	20	\$ 10,500	11	\$ 9,800
34	\$ 6,900	128	\$ 6,900	23	\$ 10,500	14	\$ 9,800
36	\$ 7,500	131	\$ 6,900	24	\$ 10,350		
37	\$ 7,500	165	\$ 8,050	25	\$ 10,350		
43	\$ 7,500	171	\$ 6,900	37	\$ 10,350		
45	\$ 7,500	206	SOLD	65	\$ 10,350	*** NEW PRICES ***	
47	\$ 7,500	258	\$ 7,500	66	\$ 10,350	EFFECTIVE 1 JUNE, 96	
49	\$ 7,500	266	\$ 7,500	67	\$ 10,350	*****	
61	\$ 6,900	268	\$ 7,500	68	SOLD		
62	\$ 6,900	274	\$ 7,500	77	\$ 10,350		
64	\$ 6,900	275	\$ 7,500	83	\$ 10,350		
69	\$ 7,500	281	\$ 8,050	87	\$ 10,350		
75	\$ 7,500	292	\$ 8,050				
103	\$ 7,500	299	\$ 7,500				
109	\$ 6,900	310	\$ 7,500				
121	\$ 6,900	312	\$ 8,050				
123	\$ 6,900						
124	\$ 6,900						
125	\$ 6,900						

**** LOT STATUS ****
 512 TOTAL LOTS
 465 SOLD
 ONLY 47 LEFT FOR SALE



MAINTENANCE FEES FOR 1996

SILVERTON NORTHERN = \$ 270.00 / yr. C&S - DSP&P - RGS = & 374.00 / yr.

REAL ESTATE

By Paul Pierce

The prices of CORA lots have been increased because property values in Park County are on the rise. Growth in this county is 4th in the state, and as demand rises so do the prices. We have only 47 lots left. There are only - 2 lots in C&S, 11 in DSP&P, 34 in SN and none in RGS.

There are a number of Private lots for sale and we post a list of these at the Clubhouse. If you have one to add to that list call ACT Accounting at 303-779-5151. We cannot sell your lot for you but we do tell prospective buyers about the list.

The last weekend in July is Burro Days in Fairplay and the Real Estate Team will have a booth there to advertise CORA. There is a Parade on Sunday morning, last year we had a Float on George Snyder's trailer with the help of Phil Lobb's organization. We hope to do the same this year. If you can help, contact Paul Pierce, Phil Lobb or just ask at the Clubhouse. If you have an idea share it with us, let's make this year at Burro Days better than ever.

Until we see you, travel safe, have fun and lets make this a great summer!!!!

***** FOR YOUR INFORMATION *****

Standing Committee Chairpersons are:

Real Estate Paul Pierce

Social Activities Marge Moore

Architcural Ralph Houck & Wayne Lundstrom

Communications Ralph Houck

We are still looking for members willing to work on a Facilities Committee.

We need people who are willing to represent the members best interests in developing a Long Range Plan for future development of Facilities and preparing recommendations for the Board. We have three prospects and would like to see three or four more members come forward.

***** If you are interested contact any Board member or Louann Stewart or Phil Lobb. *****

BOARD MEETINGS

All members are encouraged to attend Management/Planning Meetings on the first Wednesday of every other month starting January and Regular Board Meetings every third Wednesday of every month except December.

Meetings are at 7:00 PM in Suite #120

7400 E. Arapahoe Road

Englewood CO. Call 303-779-5151

BOARD OF DIRECTORS

Campground of the Rockies Association

President Ric Jefferies

Vice President Barbara Schriener

Treasurer Jack Knight

Secretary Nancy Schriener

Director of Operation & Maintenance... Ralph Houck

Co Director of O & M..... Woody Stephens

Member-at-Large Mike Artza

Campground of The Rockies Association

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