

Stephen Wood
President
Beaver Bench Condominium Owners Association
PO Box 934, Avon, CO, 81620
www.beaverbench.com
Feb. 16, 2012

To: Members of the Beaver Bench Condominiums Owners Association
CC: Shawn Primmer, Silver Eagle Management; Sara Fahrney, Vail Tax & Accounting

Greetings fellow Beaver Bench Owners,

On behalf of the Board of Directors, I hope this annual mailing finds you well. Please find attached:

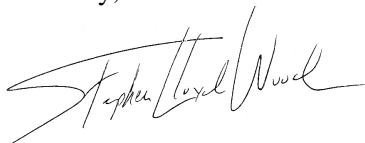
- Official notice of our upcoming Annual Owners Meeting, which in accordance with our governing documents is scheduled for 5 p.m. Saturday, March 10, 2012, at the Avon Public Library.
- Your Proxy Form — Should you not be able to attend, please follow the instructions for making sure your vote is counted at the Annual Meeting.
- An Ownership Information By Unit form — Please complete this and mail it to Vail Tax & Accounting, or include it with your next dues payment, so we can keep our files up to date.
- Financial Statements for 2011.
- An Accounts Receivable Aging Summary, as of today, Feb. 16, 2011.
- A current Association Contact Sheet.

As president of the Beaver Bench Condominium Owners Association, I encourage your participation in our upcoming Annual Meeting, which I will conduct in accordance with our adopted Procedures for the Conduct of Meetings that call for “comments relevant to the purpose of the meeting” be offered in a “civilized manner.” Please note, too, that Owners seriously delinquent in their dues payments, as outlined in the A/R Aging Summary, cannot vote, nor be recognized, at meetings; nor are their proxies valid. If your account is current but you cannot attend the meeting, please offer your proxy to someone who can, so they can vote on your behalf. Of course, I gladly will accept proxies in my name, and I highly recommend my fellow Board Members, as well as Mr. Primmer, our Property Manager. Proxies mailed to the Association’s address, above, must be received by March 9.

If you have comments and/or suggestions for how the Board can better manage our Association’s affairs, please drop us a letter. For matters regarding management and maintenance of the Property, please contact Mr. Primmer by phone at 970-926-2746 or by fax at 970-926-1305.

Yours in keeping the Beaver Bench a great place to live, as well as a great investment.

Sincerely,



Stephen Wood
President, Beaver Bench Condominium Owners Association