

**Minutes for the IMPOA Board Meeting**  
**Friday June 27<sup>th</sup>, 2008**  
**IMRPD Office at Ski Area off Chief Trail**

**Call to Order at 7 pm—Welcome and Introductions**

**Present:** Glenn Haas, Diana Heyder, Wally Techentien, Karyn Pedersen, Dennis Burke, Loren Klain  
(all IMPOA board members were present)

**Guests:** Fred and Cyndi Burdick, Susan Stoval, Susan Bigham, Marcella Wells

**Approval of Agenda---items to be added**

- Burn pit
- RV covenants drive around

**Agenda**

**1. Treasurer's Report**

Balances: checking has approximately \$22,000.00; the 11-month CD has \$10,620.

**Motion #1:** All IMPOA checks over \$1,500.00 will require two board signatures.  
1<sup>st</sup>-Loren; 2<sup>nd</sup> Diana; unanimous vote of support

**Motion #2:** All Board members are authorized to have signature authority.  
1<sup>st</sup>-Diana; 2<sup>nd</sup>-Karyn; unanimous vote of support

Wally expressed concern that our budget was based upon 500 members at \$35 per membership. He did not know the exact membership count but believed it was considerably below 500. This led to a discussion about membership and the value of basing membership on a calendar year basis and sending out a more formal "membership bill" to all IM property owners. Glenn voiced concern about the data base and encouraged use of excel spreadsheet because of its flexibility and so that mailing labels could be automatically generated. Diana and Karyn agreed to visit with Swen and Loretta Hagman to discuss how to improve the overall membership system (i.e. billing, calendar year, data base, renewal letters, thank you and welcome letter)..

**2. President's Motion #3 for Board Restructuring:**

a. Whereas IMPOA President Haas has been elected to the Indian Mountain Recreation and Park District Board (IMRPD); whereas there exists a mutual interest to rebuild a strong working relationship between IMPOA and IMRPD; whereas it may be beneficial for Haas to step down as IMPOA President to diffuse any perceived conflict of interest,

It is hereby moved that the following change of IMPOA Board officers take effect on July 1, 2008;

Diana Heyder, President  
Karyn Pedersen, Vice President  
Glenn Haas, Secretary  
Wally Techentien, Treasurer

1<sup>st</sup>—Glenn; 2<sup>nd</sup> --Wally; unanimous vote of support

### 3. Business Items

- IMRPD Board Changes and recognition of Fred Burdick, Susan Stoval, and Susan Bigham

IMRPD Board members were introduced and thanked warmly for the use of the Ski Lodge for this meeting. Fred and Susan offered well wishes and enthusiasm for a good future working relationship between the two organizations. Those sentiments were eagerly returned by the IMPOA Board.

- Update on Saturday June 28<sup>th</sup> IMRPD Community Picnic

Susan Stoval was asked to report on the community picnic---150 projected attendees. IMPOA was favorably impressed. The concept of partnering to support the event was mentioned as an item for discussion early in 2009.

- IMPOA Dumpsters Days and Swap

Glenn reported that all was set for the Dumpster Days and Swap on the 28<sup>th</sup> and 29<sup>th</sup>. The dumpster rental cost was \$1600.00 as budgeted.

- IM perimeter fencing update

Dennis reported on the perimeter fencing efforts. He pointed out that while we were successful on repairing and tightening several miles of fence last year, there remains several critical “corner” or “anchor” posts that need replaced. He reported a firm in Breckenridge declined to bid on the project. Glenn suggested that he contact the fence person who was used by the Rec District to fence the golf course. Dennis will follow up and request a bid. He suggested allocating up to \$1,000 to support the contracted work, while retaining the \$200 balance of the budget for posts and materials we might need this year.

- Water Augmentation Update

Glenn emailed Dave Wissel, Board member with the Upper South Platter Water Conservation District, for an update on their discussions with Jim Campbell about transferring management of the water augmentation plan. There was no response as of this meeting. It was agreed by the Board that, while the situation was not dire for the IM property owners, we should continue to track the issue and help transfer the management of the water augmentation plan to the USPWCD.

- Cell towers for improved phone coverage update

Loren reported that cell tower coverage continues to improve in Park County. He spoke with the Comnet representative to learn that the cell tower considered for the Jefferson area was rejected by the Michigan Hill residents. There are negotiations taking place between Comnet and a local landowner nearby IM. Any plans would have to be reviewed and processed through the county planning process and commissioners, so IM remains a year or two away from significant cell coverage improvement.

Susan Stoval briefed IMPOA that Wispertel is considering the installation of radio towers in the area to help the telephone communications. Interested people can call Wispertel and add their name to a list: 303-670-8400? I also changed the spelling.

- Merchandise sales updates

Wally reported that about \$150.00 of merchandise was sold at the annual members meeting, and that he and Lee were planning to sell our items at the Dumpster Days and Swap on the 28<sup>th</sup> & 29<sup>th</sup>.

- State trust lands and joint IMRPD letter to State Land Board

Karyn reported on her telephone conversation with the Greeley Office of the State Land Board. The article in the May IMPOA newsletter provides details. She expressed concern that the local IM property owners (approximately 28 properties share the boundary) might not want the area open to recreation use, or to particular type of activities. Glenn expressed his interest to get a copy of the grazing lease and to ask the SLB about the process and the considerations for a recreational lease in the event we want to pursue it.

Fred Burdick, President of the IMRPD, reported to IMPOA that there were positive discussions at the previous District meeting about ensuring their was recreation access by IM property owners to this State land. It was brought up by Cyndi Burdick that the expenditure of IMRPD monies on assets outside of the District boundaries may not be legal. It was decided that the next action for IMRPD would be to assess the legal question first.

Another item that came up in this discussion was the value of a good community map that would show IM property owners where public land was within IM and how to access public land adjacent to IM. The public demand for such a map will be assessed on the IMRPD recreation survey planned for later this summer.

- Proposal to return to a joint IMPOA/IMRPD newsletter

Glenn presented a matrix of the pros and cons for publishing two newsletters versus one joint newsletter. The IMPOA Board fully supported a joint newsletter, pending any legal issues to be determined. Board members from IMRPD also expressed their support for a joint newsletter. IMRPD expects to get written counsel on the legality of a joint IMRPD/IMPOA newsletter and, if there any concerns, would be recommendations on what actions we could take to negate or minimize any legal concerns.

Other Items Added to the Agenda:

Burn Pit: Fred Burdick, President of IMRPD, reported that the burn pit is now the responsibility of the Como fire station. Wally expressed concerned about the materials left in the access road and the fact that the pit had not been burned this season. Fred advised him to work directly with the Como Fire Station on these matters.

RV Covenants compliance: Dennis briefed IMPOA on how Ed Gallagher would annually inspect the community for RVs after November 1<sup>st</sup>. A courteous reminder would be sent to all property owners asking for their voluntary compliance with the covenants. Glenn reported that the “soft” voluntary request solved the majority of the situations and that a data sheet on who has been contacted is still in the file. Dennis volunteered to take lead on this effort this year on the presumption that other Board members would also drive around a section of the community. His offer was eagerly accepted.

#### **4. Public Comments**

There were no separate stand-alone public comments during this period-----the guests at the meeting offered their input as we went through the agenda.

**NEXT MEETING: August 8<sup>th</sup>, Friday, 7-9 pm, Ski Lodge**

**Meeting was adjourned 9:05pm The minutes were recorded and prepared by Glenn Haas, IMPOA Secretary**