

INDIAN MOUNTAIN PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES

August 8, 2015

Roger Mattson called the meeting to order at 11:10 a.m. at the Indian Mountain Community Center. Board members present were Roger Mattson, Kim Novitch, Karen Goodman, Marcia Logan, Dennis McQuillan, Fred Whitaker, and Gail Lane (via conference call). Others in attendance included Business Manager Samantha Bertin.

The following agenda topics were discussed, with actions and decisions noted:

1. Roger: We met earlier to count the ballots. Discussed the annual meeting that will take place today. From 1985-2006: HOA dues were \$25, then increased to \$35. Roger will discuss the numbers at that point. We also discussed a gift for Rich Reindel for volunteer of the year. There will be a meeting after the annual meeting is to decide the board positions for the coming year. Roger also attended a meeting of HOA President's for neighboring communities and gleaned some useful information.
2. Minutes of the previous meeting: The July 11, 2015 IMPOA Board Meeting Minutes, previously reviewed, were approved unanimously with motion by Fred, seconded by Marcia.
3. Public Comments: None.
4. Treasurer's Report – Karen provided the following information: the balance of the Bank of the West checking account as of July 31, 2015 is \$17,279.38. The CD account balance is \$25,228.07; the savings account balance is \$25,143.70. Fred motioned for approval of the treasurer's report, Kim seconded and the motion was unanimously approved.
5. Other Financial, Budgetary or Audit Matters – Roger: Where are we at how much has the board approved to spend on litigation fees? Karen: The BOD approved \$50,000, and we've spent around \$37,000. Roger: The case now is in the hands of the appeals court, and the court sets the schedule.
6. Old Business:
 - Business Manager Report: Samantha has nothing to report.
 - Membership: Gail reported that she has done an analysis, 46% of our members own a vacant lot. Of those 356 owners there are 200 lot owners that have less than 2 acres. The point is that our small lot owners are an important part of our membership.
 - Communications database: We have 946 email addresses.
 - IMPOA website: Rich has communicated that he is ready to go. There is a glitch in getting it up. Kevin Copeland is the domain owner of impoa.net. He has been unable

to contact the proper authorities and change the domain name. Rich and Kevin are working together to resolve this.

- Covenant and LUR compliance: Roger will speak on this at today's Annual Meeting.
- Fencing, cattle, etc.: No reports of cattle problems so far this year.
- Roads: Fred: The County is starting at the west end of Albino Rd. (CR 36) and will work towards the Community Center. There will be an update at today's meeting.
- Signs: Fred: Park County Public Works has policy of seeking quotes on high value purchases, resulting in delays in posting signs. Fred asked for threshold dollar amount so he can request smaller quantity for quicker turn-around.
- Merchandise sales: Sam reports that sales are doing well but we're losing sales as we don't have the right sizes. Karen has volunteered to take this over. We need to do another inventory count.
- Community events: Dumpster Day: In 2016 we won't bring in the dumpster until the day of the event and it will be there from 0900-1500. Burn pit: There will be a change in the way that this is managed. IMMD says there will be a charge per load and monitors will be hired. We tried chipping with mixed results. The Fire Chief prefers chipping over burning to have lower emissions. The people who use the burn pit aren't volunteering to staff the gate.
- Water: This will be discussed at the Annual meeting.
- Fire Protection: Roger has a request into CUSP for grant money but he hasn't heard anything yet.
- Newsletter: The next newsletter is in September. Articles due by September 1st.
- Plans, Schedule of Events, etc.: Spaghetti dinner on Saturday August 29th from 1600-1900 at the Community Center. Following the dinner will be the Broncos vs. 49ers pre-season game.

7. New Business: None.

Dennis motioned, Fred seconded and meeting Adjourned at 12:03.