

INDIAN MOUNTAIN PROPERTY OWNERS ASSOCIATION

BOARD MEETING - Indian Mountain Community Center

JUNE 10, 2023

APPROVED/FINAL

Board:

President Kathryn Abrahamson, Treasurer Jeff Mason, Membership Director Chad Wilcox, Events Director Jeremiah Davidson, Communications/Firewise Director, Kim Novitch, Secretary Chris Morris **Absent:** Vice President Brian Kocher

Guests:

Jeanne & Roy Wells, Debbie Nagle

(Disclaimer: This list may not contain the name of every person who attended)

Call to Order: President Kathryn Abrahamson called the meeting to order at 11:10am after the IMMD meeting concluded.

Agenda Changes/Approval: No Revisions

MOTION: Chad moved, Kim seconded a motion to approve the Agenda as presented. Motion passed.

Minutes of previous meeting:

MOTION: Kim moved and Jeff seconded a motion to approve the May, 2023 minutes. Motion passed.

Secretary report: (Chris)

- ❖ The approved April, 2023 meeting minutes are posted to website
- ❖ Discussed following the IMMD model for posting the meeting minutes sooner to the website. All agreed to this change.
- ❖ New Process:
 - Secretary to submit minutes as soon as possible to the BOD and to be posted to the website
 - Minutes on the website must include "Draft" notation until minutes are officially approved at the next meeting.
 - Once approved, the website version needs to be updated to FINAL.

Treasurer report: (Jeff)

MOTION: Kathryn motioned, Kim seconded a motion to approve the May Treasurer report. Motion passed.

Date	5/31/2023
Bank Balances	\$141,110.46
Other (merchandise, Paypal)	<u>\$ 2,295.94</u>
Ending Net Worth	\$143,406.40

<u>Category</u>	<u>Actual Full</u>	<u>Full Year Budget</u>
Total Income:	\$38,452.00	\$41,750.00
Total Expenses	\$13,934.80	\$84,075.00

718 Memberships processed and deposited through MAY 31, 2023

- Jeff provided hand-out of the Summary of Financial Position report
- Payments made for the Fencing project deposit and the Pavillion dirt work project

NEW BUSINESS *(reference Action Tracker & Gmails)*

- ❖ Large Screen TV for Community Center
 - Jeff recapped the topic from the previous IMMD meeting.
 - All agreed to try using the Projector before approving another solution..

ACTION: Jeff to do some experimenting and report back to the BOD.

IMMD Report: (Jeff provided recap)

- ❖ Fire Chief Trent attended and discussed Cisterns & Fire Mitigation
 - Requested collaboration from communities on CWPP (Community Wildfire Protection Plan)**ACTION:** Kim to contact the Chief about CWPP
- ❖ Dump Station
 - Ambrose Home Builders won the Bid.

UNFINISHED BUSINESS (*reference Action Tracker worksheet*)

- ❖ Fencing
 - Jeff cut a check to Shawn Bassett for 50% of project cost so the work can begin.
 - Kathryn explained the role of IMPOA with fencing & on-going maintenance
 - Future agenda item for deeper dive discussion on walking the fenceline**ACTION:** Kim to send out project update communication
- ❖ Misc
 - BOD vacancy**ACTION:** once it's known which full position is open, a communication will be sent out
 - Members paying by bank with the old Jefferson info instead of the Como address; about 10-12 incidents.**ACTION:** Jeff will try to identify the members; might need a reminder communication sent
 - Annual Meeting planning**ACTION:** Kathryn/Jeff to begin preparations (who needs to to what)

Membership Report: (Chad)

- 2413 Total IM Lots
 - 2017 Unique property owners. + 1 from the previous month.
 - 4 properties changed ownership from 4.10.23 through 5.4.23
 - 617 IMPOA memberships verified with 0 new to IMPOA
 - 472 renewals for 2023 and 145 new membership/owners for 2023
 - 3 Welcome Aboard (emails/kits requested/sent) -Park County has not updated mailing addresses for sold properties
- ACTION:** Chad to reconcile with Jeff; update the Drive before the Annual Meeting email blast goes out

Strategic planning Report: (Brian absent) No updates

- IMPOA strategic plan is posted on the IMPOA web site

Firewise/Chipping: (Kim)

- Chipping
 - July 7th is the cut-off for having pictures sent
 - Some cancellations; the wait list has been filled.

Communications: (Kim)

- Upcoming communications
 - Regular postings are being made to NextDoor
 - The STR (short term rental) Good Neighbor letter has been beneficial
- Website
 - Still paying for MailChimp
 - MailChip, Auto-reminders for membership renewals and other features are believed to be included in the new website program.
 - New program includes 4 hours of training

ACTION: Jeremiah planning to have the web designer come in person as scheduling permits.

Events: (Jeremiah)

- Litter Bug Patrol has started with 18 sections of roadway identified and volunteers hard at work.
- Dumpster Day
 - Metal collector confirmed & communication sent

- Set-up and shifts discussed
- Summer Picnic
 - Lodge reserved for staging
 - Tent ordered
 - JD creating volunteer list for help during the event
 - Music during the event by neighborhood volunteers; no separate evening event
 - Would prefer more homemade items
 - Bill Morris (EarthTones) will provide gold panning

ACTION: Kim will put out an event communication to include raffle prize donations needed and the potluck items to bring based on last name

- Frisbee Golf
 - Suggested not having a “tournament” to keep it simple

ACTION: Jeff to find someone to get ideas

- Metal Detecting workshops are being offered by EarthTones (Bill Morris)

ACTION: Jeremiah to coordinate 2 dates w/Bill for communication, sign-up to be sent

2023	
May 1:	Litter Bug Patrol program begins
June 11:	Dumpster Days 8am
July 1:	Summer Picnic 11am-2pm
July 31:	Community Chipping program begins
Aug 12	IMPOA Annual Meeting Noon-1pm
Aug 19	Frisbee Golf 9am to 1pm
Sept 30	Picture contest for 2024 calendar
Oct 28	Annual Craft Fair 9am to 3pm
Oct 28	Annual Trunk or Treat 4pm to 6pm
Dec 9	Tamale making w/Nick Rinaldi Noon to 3pm

Public Comment:

- Guests thanked the BOD

Meeting adjourned by President Kathryn Abrahamson at 12:36 pm

Next meeting July 8, 2023 at 10:30am

Respectfully submitted by Secretary, Chris Morris 6/18/23 to BOD and for website posting.