

# Hi Country Haus CIRA Newsletter

## September 1, 2021

Hello Delegates. Please forward this newsletter to your owners

A Board meeting was held on September 1, 2021 using ZOOM. The following information is provided.

Financials look good for the first three months of our fiscal year. During this period, the Rec Center was only opened for one month. Net income during this period was \$32,239.70. This will go down in the future with the opening of the Rec Center. PUD reserves are \$423,463.37. Rec reserves are \$38,339.79.

### Recreation Center Items:

1. We had a proposal to install electric hand dryers in the bathrooms. The Board voted to install two in each bathroom and to remove the paper towels. This will be more sanitary and less work to empty the waste baskets, restock towels, and order towels.
2. We are working on solutions to improve the jet output in the outdoor hot tub.
3. New chairs are on order for the pool area.
4. The safety rail for the swim spa is constantly being repaired. We are looking at this to see how to fix it permanently.
5. We are putting up a sign to say "Please remove street shoes before entering pool area" This will help keep the pool deck cleaner.
6. Everyone is reminded to shower before entering the pool/spas. This will also keep the pools and spas cleaner.
7. We are getting a bid to replace the felt on the pool table. It is torn in a couple of spots and the pockets are worn and tearing.
8. We are getting a free-standing pool cue holder to replace the one that was ripped off the wall.
9. We are working with the company that provides the washers and dryers to get new machines. They will use credit cards instead of coins. The price will increase slightly and will be commensurate with what the other laundromats are charging. This is a long-term project due to the supply chain issues. HCH does not own these machines but we do get a commission from them.
10. We are going to install a bike repair station by the ski chair next to the road.
11. The parts to fix the small hot tub should be here shortly.
12. The Reznor in the natatorium has not worked for a couple of months. This needs to be fixed before winter. The problem is a circuit board that we have been unable to obtain due to the supply chain problems. Alternate solutions for heating the natatorium this winter are being explored with experts.

### PUD Items:

1. We are working on erosion control issues at both bridges.
2. We will get an engineering recommendation to install aprons on the current bridges to prevent the pot holes right next to the bridges.
3. Beavers will be inspecting all dumpsters before winter and making repairs as needed.

4. We are still working on getting a sign for the playground to honor Bob Mercer's commitment to getting this done for the community.
5. We have a project scheduled for next spring to improve the volleyball area. We will put in a regulation volleyball court and a net. This will include new sand and boundaries. We are also going to improve the horseshoe area. We hope with these improvements that the pavilion will be a nicer place to rent for family gatherings.
6. The trail behind Building 7 through Buckhorn is complete and is being used on a regular basis. There are some pallets and fence posts that still need to be disposed of. We will contact Buckhorn to see when this will happen.
7. We explored the possibility of getting an EV charging station for our community. There are three levels of charging stations. The best would cost us \$80,000 - \$100,000. The next level would cost us \$35,000 - \$55,000. The next level is much cheaper but takes longer for a charge. The Board has decided that this is not a cost-effective option we want to pursue at this time due to the expense and the limited number of owners that could take advantage of this. We are identifying all charging stations that are currently located within Winter Park and Fraser and will let everyone know where they are. We also want to address this at our next annual meeting to see what the demand is for our community.
8. We are initiating a study of light pollution in our community. There are options for directing lights downward instead of up into the sky. More to come on this at our annual meeting.
9. The solar lights by both bridges that light up our community signs are being fixed. New solar batteries were needed as well as LED lights.

Other Issues:

1. The HCH sign on Highway 40 does not belong to us. It belongs to CMC. However, we are going to work with CMC and the town to try to remove the HCH sign. It does not conform to local guidelines and it is old and outdated. A new sign will not be installed as it does not meet city guidelines. No signs of this nature are authorized.
2. There have been reports of Moose attacks in the area. The latest was on Vasquez. Please be careful.
3. We believe we should be getting transfer fees on the sale of units. We have not been getting these fees on a regular basis. We will check with Legal on how we can pursue this.

We thank you for your support and all your suggestions you offer on how we can improve our community.

Rexene Holland  
President, HCHCIRA

**Current Board Members:**

Art Ferrari, Vice President  
Rick Sutton, Treasurer  
Susan Hauer, Secretary  
Alice Lecinski, Director  
Martha Hedrick, Director  
Conrad Hammond, Director  
Bill Detweiler, Director  
Chris Wacinski, Director