

HI COUNTRY HAUS  
COMMUNITY IMPROVEMENT AND RECREATION ASSOCIATION  
BOARD OF DIRECTORS

Wednesday, October 23, 2013 6:00 pm  
Hindman Sanchez

Call to Order: Dan Madigan, Don Holland, Greg Demmin, Ruth Spano, Julie Daehn, Robert Mercer, and Property Manager Mark Johnson were present. Tim Shangraw, Ryan Johnson, and Jeff Oehm were not present.

Approval of Meeting Minutes for September 14, 2013: Tim Shangraw motioned (via email) to approve the September minutes as revised. The motion was seconded (via email) by Robert Mercer. Formal approval of the minutes was pending approval of the remaining board members.

Treasurers Report – Quarterly Financial Review: A summary of the quarterly financial report was given by Dan Madigan. Accounts receivable appear to be in good standing (aka dues are current with exception of one ongoing collection lawsuit). The Mountain Parks Electric issue with paying back credits from past years is being resolved currently. Once funds are received they will be put in the miscellaneous income category, which will show an unusually high balance (probably in the next quarterly financial statement). Restricted accounts have approximately enough to cover any spending of current reserves. Seasonal budget items are divided equally throughout the year, which causes items such as snow removal/plowing to appear under budget for the quarter/year. No questions were raised by board members regarding the financials. Dan indicated that the budget will need to be revised once we have the recreation center access policy implemented. The board will vote on a revised budget once the costs and savings associated with the keyless entry system is implemented for the recreation building.

Recreation Center Access Report: Julie Daehns provided a summary report on the status of the access policy implementation. Emergency doors have been installed, controllers have arrived, testing of the system should begin later this week and going live this weekend (with staffing). Approximately 110 waivers have been received by Beavers. A few more potential camera locations were discussed. The costs associated with project thus far is approximately \$5000. Towels and locks for lockers will no longer be available once staffing ends. A resolution regarding facility access was reviewed, Ruth moved to adopt, Don seconded the motion, and the motion was approved by unanimous consent. Dan is going to look into the phone and internet services currently being provided at the recreation center and report back with alternative providers and costs.

Recreation Center Project Report: Ruth indicated that the scheduled presentation of approximately 7 options from NNL are not ready. A retainer (\$1200) has been submitted to NNL. Ruth and David Firmin are trying to get a signed contract with NNL. An addendum to the NNL proposal was drafted by Mr. Firmin and distributed by Ruth to

the board members for review. Don, Julie, and Jeff approved via email. Bob, Dan, and Greg voted to approve the addendum and board president, Bob Mercer signed the document.

Next Board Meeting: The next regular meeting was scheduled for Saturday December 7, 2013 at 4pm in the HCH rec building. NNL will be attending this meeting to present some options for the recreation center project. Another regular meeting was scheduled for Wednesday January 15<sup>th</sup>, 2014 at 6pm at Hindman Sanchez, when quarterly financials will be reviewed.

February Delegates Meeting: The next delegates meeting was scheduled for Saturday February 28<sup>th</sup>, 2014 at 4pm in Beavers Lodge, where recreation center remodel/rebuild options will be presented by the Board and NNL.

Rendezvous Temporary Access Road: The board was updated on the proposed detour through Hi Country Haus from Rendezvous, which was constructed recently (and blocked off with boulders due to postponement of the sewer manhole replacement project adjacent to the Rendezvous bridge). The board will draft a formal agreement for a temporary easement at the January meeting.

Executive Session: The regular meeting ended at 8:40 and entered executive session. Property manager Mark Johnson was dismissed. The executive session concluded and the meeting adjourned at 9pm.