

**Indian Mountain Metropolitan District
Minutes of the Regular Board Meeting
Indian Mountain Community Center
June 13, 2020**

Board Attendance: Bev Bushaw, Bret Crouch, Karen Goodman, Glenn Haas (phone), Marcia Logan, Samantha Bertin – Business Manager

Guests: Jeanie Campbell, Craig Campbell, Rhonda Cates, Dwight Cates, Jeff Mason, Larry Siverson, and Fred Whitaker

Call to Order – Welcome to all: Bev Bushaw called the meeting to order at 9:03 am. Bev reviewed the challenges that have presented themselves over the past few months due to the Corona Virus pandemic. (No Board meetings were held in April or May of 2020). She also welcomed Glenn Haas’s return to the IMMD Board as of May 2020. Glenn shared that he was happy to be back and was looking forward to getting his “hands dirty” by getting to work. Bev thanked Rhonda Cates for another wonderful newsletter. During this strange time, Bev acknowledged how helpful the website has been for communication purposes.

Additions to and Approval of the Agenda: Three items were presented as additions to the Agenda: 1. Include the status of the Burn Pit presented with the Fire Mitigation Plan, 2: The Notes to the Work Session on March 13, 2020 also need to be accepted; and 3. A discussion on a proposed mitigation Paycheck Protection Plan to help offset the impact the Covid-19 shutdown of business has had on IMMD’s contractor employees over the past three months. **MOTION: Bev Bushaw moved and Bret Crouch seconded the motion to add the three additional items to the agenda and approve the agenda. Motion approved.**

Secretary: MOTION: Marcia Logan moved and Bret Crouch seconded the motion to accept the Notes to the March 13, 2020 Work Session. Motion approved. MOTION: Marcia Logan moved and Karen Goodman seconded a motion to approve the Minutes of the March 14, 2020 Board Meeting. Motion approved.

Treasurer: Karen Goodman reviewed the balances in the IMMD accounts as presented on the agenda as follows:

General Fund	\$121,569.21
Special Conservation Fund	\$ 1,639.32
Reserves Fund	\$ 6,005.53
IMWSP Administration	<u>\$ 96,501.14</u> (\$60,486.48 of this held in reserve)
Total	\$ 225,715.20

MOTION: Karen Goodman moved and Bret Crouch seconded the motion to approve the Treasurer’s Report as presented. Motion approved.

Karen reviewed the January through May 2020 Financial Statements. Samantha reported that the SDA (Special District Association) has issued an alert that there are monies available for Districts that have

been negatively impacted financially from the Covid-19 mandated shutdown of businesses since mid March. Karen will look into the qualifications to see if IMMD would qualify.

District Manager: Samantha had nothing to report at this point

Maintenance: Larry Siverson reported that issues that have surfaced over the past couple of months have been resolved. The water source at the Dump Station has been corrected. There was some discussion of the potential changes that might be needed in the future in order to protect IMMD assets. Ideas suggested were adding additional cameras, signage, etc., further communication and education made available to the community about living in Indian Mountain since there has been lots of demographic changes, etc.

Unfinished Business:

Status of CC, policies going forward, opening, and what services.

The primary discussion focused on opening the Community Center to everyday administrative things and/or events. The consensus was to follow Park County Covid-19 directives, which restrict gatherings of greater than a specific number of attendees (which has varied). **MOTION: Bret Crouch moved and Marcia Logan seconded a motion to open the Community Center office for Administrative business only, effective July 1, 2020, under restrictions which include Covid-19 recommendations from Park County that will be posted on the IMMD website and will also include signing a waiver of liability for IMMD from those having business with the office. Motion approved.**

MOTION: Bret Crouch moved and Bev Bushaw seconded a motion to continue with the restrictions of holding no events at the Community Center until the August Board meeting at which time the Covid-19 situation would be reviewed and dependent on Park County guidance, determine if the decision on holding events would change. Motion approved.

Comfort Station Repairs, operating policies and procedures going forward.

The three bids that were received for the repairs to the water line, Allen Drilling and Excavating, Jewels Septic, and Premier Pump were discussed. **MOTION: Bev Bushaw moved and Karen Goodman seconded a motion to approve Allen Drilling as the contractor to complete the repairs with costs not to exceed \$4,000 and IMMD representatives inspecting the work prior to any fill-in completion of the trench. MOTION approved.** The Comfort Station itself will remain closed and a further discussion of the situation regarding Covid-19 restrictions and a subsequent decision on reopening will be made at the August Board meeting.

Lodge rentals:

Park County is anticipated to remove the restrictions on short-term rentals effective July 1, 2020.

MOTION: Bev Bushaw moved and Karen Goodman seconded a motion that if there are no further restrictions imposed, the Lodge will be available for rental July 1, 2020 with the following changes: there will be extra cleaning and sanitizing protocols in place when entering and after exiting for which there will be an extra cleaning fee applied and there will be 4 days between rentals. Motion passed.

Window Coverings and sound system discussion with IMPOA.

This item was tabled to a later date.

Fire Mitigation Plans – Burn Pit

Dwight Cates updated the Board on the opening of the Burn Pit. The new sign up application is working well. The pit is already close to being half-filled and this is only the second weekend. Bret Crouch wanted to congratulate the community for the great support for the Burn Pit and following the guidelines for loads and stacking that have been implemented for this season.

Discussion on Old Rec Hall Sale:

Samantha reported that the other party that submitted a bid was no longer interested. There was some discussion with Jeanie Campbell in her position with Bar Star as to the status and questions surrounding documents that were prepared previously. Some research and investigating needs to be done so the topic was tabled until the July Board meeting with the agreement with Jeanie that IMMD would not accept any other bids in the interim.

Community Survey:

Tabled for the time being.

Update on Summer 2020 events:

Basically everything is cancelled at this point. The Craft Fair has been postponed and the status will be revisited in August. There are no vendor applications being accepted currently.

WSP Update:

Bret Crouch reported that there are still 14 owners that still haven't paid the annual fee, and some habitual non-reporters despite concerted efforts to contact the owners to try to get them to pay. According to the WSP Operations Manual, the steps involved in the process to remove violators from the plan will start to be implemented.

Teleconference Ability for future meetings:

The newly installed conference phone and the service that is being used are working very well and will be utilized for the future. The system has the ability to handle 250 dial-in participants and includes several mini-microphones that enhance the ability of everyone to hear better.

NEW BUSINESS:

Budget Prep for 2021:

Samantha reminded everyone that the 2021 Budget needs to be finished by November this year, one month sooner than in the past. A Workshop was scheduled for July 18, 2020 at 9:00 at the Community Center.

Community Center Lease Purchase Early Payoff:

Samantha suggested that a bit of money could be saved by making the final payment on the Community Center purchase a couple of months early since the money is currently available and not earmarked for anything else. **MOTION: Bev Bushaw moved and Glenn Haas seconded a motion to make the early payoff as soon as possible. Motion approved.**

Paycheck Protection Program:

IMMD's contractors are Samantha Bertin, Larry Siverson, Pat Smith & Jackie Middlehoek. This suggestion is intended to help mitigate the financial impact these valued members of the IMMD organization incurred with the economic shutdown caused by Covid-19. IMMD facilities were closed down beginning mid-March and will still be closed until June 30 based on information available on June 13, 2020. Glenn Haas suggested an option that could be included might be additional work in the community. This topic will be added to the workshop agenda for July 18, 2020.

Additional: Bev shared that she and her husband have a contract on their house with a projected closing date of July 13, 2020. If that all comes to pass, then the July 11, 2020 meeting will be her last meeting as a member of the IMMD Board so there will be a need to find a replacement to fill the remainder of her term.

Next Meeting: July 11, 2020 9:00 am

IMMD Community Center

Meeting Adjourned 11: 00 am

Respectfully submitted,
s/Marcia Logan, Secretary

NOTE: Agenda for this meeting follows on the next page.

Indian Mountain Metropolitan District
Agenda for Regular Board Meeting

June 13, 2020

Call to Order-Welcome to all
Additions to and Approval of Agenda
Board Attendance: Karen Goodman, Bret Crouch, Beverly Bushaw, Marcia Logan,
Glenn Haas
Guests in Attendance: see sign in list

Secretary's Report

Motion: The Board approves the minutes of the March 14, 2020 Regular Board Meeting

Treasurer's Report

Motion: The Board approves the Treasurer's report for March, April and May 2020, balances include:

General Fund=\$121,569.21
Special Conservation Fund=\$1,639.32
Reserves Fund=\$6,005.53
IMWSP Admin. =\$96,501.14 (\$60,486.48 of this held in reserve)
Total=\$ 225,715.20

District Manager Report

Maintenance Report

Unfinished Business

- Status of CC, policies going forward, opening and what services?
- Comfort Station Repairs, opening policies procedure going forward
- Lodge rentals
- Window Coverings and sound system discussion with IMPOA
- Fire Mitigation plans
- Discussion on Old Rec Hall Sale
- Community Survey
- Update on Summer 2020 events
- WSP update
- Teleconference Ability for future meetings

New Business

- Budget Prep for 2021
- CC lease purchase early payoff

Public Comment

Meeting Adjourned

Next meeting: March 14, 2020