

CPRMC Fall Board Meeting Minutes

September 11, 2016

CPRMC BOARD MEETING MINUTES

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Present:

President – Mary Hill Vice President – Absent

Treasurer – Bill Fitzgerald Secretary – Ashleigh Flodin

Filing 1 – Absent Filing 2 – Shirley McKenna

Filing 3 – Dale Tomczyk Filing 4 – Roxy Squires-alternate

Filing 5 – Absent Filing 6 – Ed Ostransky

Filing 7 – Absent

Meeting minutes from 6-25-16 were reviewed and approved.

Treasurer's Report: As of 9-10-2016 we have \$7,623.65 in checking and \$5,022.58 in savings. We will have approximately \$.04 in interest on the savings account sometime within the next week. Expenses have totaled \$280.88. \$226 went to upgrade QuickBooks because it was not compatible with Windows 10. The remaining expenses were to the County to release liens and to the Secretary for reimbursement of ink and paper. Update on past due accounts: Certified letters were sent three weeks ago. CPRMC has collected \$2,585 to date from the letters sent. This leaves an outstanding balance of \$17,105.57. *Please see attached CPRMC Active Liens list* The road dues late fees of \$25 and \$75 have been written off per our vote in the 6-25-16 Board Meeting.

Motion by Bill to write off two past due accounts after dissolution: Albert Bush \$2500 due to Forest Service resurvey after the fire making the site too small to build upon and Bob Seebeck \$3197.53 for bankruptcy. Mary H. second. All in favor.

Motion by Ed to accept Treasurers' Report. Dale second. All in favor.

Old Business

None

New Business

Ed presented the findings from the meeting with the attorney. *Please see the attached question and answer sheet.* To clarify, only 50% plus 1 vote of eligible property owners are needed to dissolve CPRMC. The previous Treasurer has withheld the administrative passwords for the CPRMC website and the CPRMC MailChimp account. Deb Green has asked that we allow John to continue to use the MailChimp account to send his thoughts regarding dissolution out to the Cedar Park property owners. Bill suggested CPRMC create a "Cedar Park Property Owners Forum" on the website to allow property owners to submit their thoughts in 300 words or less in Word format to be published. Motion by Ashleigh to appoint Bill to contact John or Deb and request the CPRMC and MailChimp administrative passwords again. Dale second. All in favor.

Motion by Mary H. to have the CPRMC attorney send a cease and desist letter to John Green if he fails to turn over the CPRMC and MailChimp administrative passwords. Ashleigh second. All in favor.

Ed will edit the Proxy to reflect the changes the attorney suggested, add a distinctive boarder and format the ballot to one page. *See attachment

Motion by Mary H. to leave the Special Meeting Advantages and Disadvantages form as is. Dale second. All in favor.

Motion by Ashleigh to allow Bill to sign up for People Finder for 30 days to locate addresses and phone numbers for those property owners we do not have current information on. Ed second. All in

favor.

Motion by Ed "Motion to mail via the USPS the Special Meeting Notice and Proxy to all property owners of record no later than May 3, 2017 marked with a self-inking stamp that states "Proxy Enclosed". Include in that notice a postage paid return addressed envelope. Send out a reminder post card to all property owners of record that have not responded by May 31, 2017 on June 1, 2017. Prepare three sets of mailing labels from the property owners list. Information to be included on the mailing label: Filing and lot #, Name and Address. One to be used on the initial mailing, one to be placed on the proxy notice and one to be used on the post cards that will be sent as a follow up to those that have not responded by May 31, 2017. Example of mailing label:

F1 L8 Parcel# 1234567890

John Smith

124 Anywhere St.

Hometown, CO 12345"

Shirley second. All in favor.

See Timeline sheet attached regarding the approximate dates to achieve dissolution per the Annual Meeting motion.

A special Board Meeting will be held on June 10th prior to the Special Meeting, also on June 10th, to count all Proxy votes.

Mary has asked that all Filing Directors speak to property owners in their filing and work with them on tree removal from the ditches..

Motion by Ashleigh to remove K.C. McMillin and instate Mary Pancheri as 4th Filing Director. K.C. and Vern have put their house up for sale. They will be dearly missed. Dale second. All in favor.

Bill motion to adjourn. Dale second. All in favor.

Respectfully submitted,

Ashleigh Flodin, Secretary, CPRMC

Addendum: Ed Ostransky has informed me that the mailing label will need to have the parcel # removed since there will not be enough space for those property owners with more than 1 lot.