



# Indian Mountain News



## Winter/Spring

### IMRPD

Events Calender	Pg 1
Facilities Update	Pg 2
Picture Gallery	Pg 3
IMRPD elections	Pg 4
Reservations Info	Pg 5
Transparency Notice	Pg 6
Lost and Found	Pg 6
Picnic info	
Rv storage fee	

### IMPOA

Volunteer of the year	Pg 7
Wildfire prevention	
Nominations	
IMPOA membership	Pg 8
Know your	Pg 9
Board of directors	
CDOT update	Pg
More from IMPOA	10
IMPOA Annual	Pg
Members meeting	11
Board Info Page	Pg
	12

Office Hours @  
31 Keneu Ct

The office will be  
Open from 9am- 12pm  
On Wed, Thurs., and Sat.  
You may also contact us by  
phone at 719-836-9043 and  
leave a message or email  
indianmtn@hotmail.com

## EVENTS CALENDAR

The following events are open to all Indian Mountain property owners and their family/friends. These events will be held in the Community Center at 31 Keneu Ct.  
BYOB: bring your own beverage IE, beer, wine, soft drink

### MONTHLY

#### Sunday: Total fitness class

Every Sunday @ 9am, Joy Hines, a fitness Instructor, will host an hour of cardio/body shaping. Please bring an exercise mat and a happy face.

#### Monday: Monday Night Football and Pool /Games

Bring snacks to share and BYOB , hosted by Judy Krill, 6:30 pm

#### Tuesday: second Tuesday of the month Book Club meetings from 12-2pm

#### Wednesday: Art classes taught by Jan Berglund

Fee is \$10, bring any supplies you like to use and an easel if you have one, classes are from 10 am -12pm, any level welcome and may start at any time as the class is somewhat individualized

#### Wednesday: Quilting group meeting every third from 9:30-2pm, bring your projects

And a sack lunch

#### Friday: Movie Night

Starting again in January on the third Saturday of each month, Samantha Bertin is hosting a family movie night at 6:30 p.m. Movie choice will be posted on our webpage events calender

Snacks provided by Recreation District

#### Saturday: fourth of each month, Pool Tournament from 11am- 2pm,

bring a dish to share, and any beverages you need

IF YOU HAVE AN IDEA FOR A COMMUNITY EVENT E-MAIL US AT  
indianmtn@hotmail.com

Check out the events calendar on our website! Click on the events calendar tab on the home page and find out all about the happenings at the Community center and also what days are available for the lodge . This will be updated as the events come in.



*The first annual cookie exchange and tree decorating event was a huge success. Approx. 35 people came with incredibly delicious cookies. Hot chocolate, coffee, and hot apple cider were provided by the community center. Everyone had a great time talking with old friends and meeting new ones too!*



# Indian Mountain RECREATION AND PARK DISTRICT

[www.indianmountain.info](http://www.indianmountain.info)

## IM Facilities Update

### WHAT A GREAT YEAR FOR IMRPD

This past year has seen many changes in the facilities of IMRPD. Your board of directors wants to thank everyone for their support during this change and growth period.

Your new Community Center has been the largest addition to the district. The center has become a great place to meet your friends and neighbors of Indian Mountain. The TV lounge area has a large screen TV (60"), with Direct TV programming, and a DVD player. The new book shelves will allow us to start our library, where you can exchange your favorite titles. The pool table has been a great hit. The facility has already enjoyed a wedding, craft & swap meet, Thanksgiving Feast, Book club, exercise class, art classes, Monday night football and Christmas parties along with a New Years Day Pot Luck. The Christmas tree with its lights gave a great holiday feeling.

The Board applied for the Community Center to be a designated Emergency Shelter through the Colorado Division of the American Red Cross. We have been accepted and now will be part of their shelters in case of emergency in this area.

We are still adding finishing touches to the Center and hope to keep improving it as time goes on. Our office is using high speed internet access and we do have wi-fi service available.

The Community Center is part of the Districts plans for completing the Pond Park concept. This next year we hope to work on the pond itself, a nature walk along the wetlands area or a small amphitheater to hold summer special events.

The Lodge has been up graded with a high efficiency heat system, insulated ceiling and walls. Most of interior has new paint and T&G wood on the main room walls. The Lodge sleeps six and is really a great place for friends and family that come up to visit.

New to our facilities is Gold Pan Park, located at the end of Breton Circle. We have cleaned up the area and added a few parking spaces with a picnic table. You can bring your gold pan and see if you can strike it rich or try to catch a fish. The Board hopes to make some more improvements this next season, keep watching.

The mountain park had some fire mitigation done along the lower part of the sled hill. This area was thinned of dead and overgrown trees. You can see how the forest has come back with lots of new grass and plant life making the area a healthier forest area. Each year we hope to keep expanding the fire mitigation area to help protect and enrich the tree life of the mountain.

If you have an idea about expanding or improving The Districts facilities please come to a meeting and share your idea. The Board hopes this next year will be as rewarding as the last.

Thanks, Fred Burdick, President



# Indian Mountain RECREATION AND PARK DISTRICT





## Indian Mountain RECREATION AND PARK DISTRICT

### 2012 IMRPD Board Elections

There are four IMRPD Board positions open in the 2012 election. Three of the director positions are for four-year terms expiring in May 2016 and one position is for a two-year term expiring in May 2014. We invite all eligible electors to consider contributing their time and talents to Indian Mountain. Board involvement is important and gratifying work. If you are interested, please feel free to contact any of the current Board members to learn more about meetings, dates, roles and responsibilities, and special initiatives underway.

In December, the IMRPD passed a resolution calling the 2012 regular district election. The full resolution is posted at [www.indianmountain.info](http://www.indianmountain.info) under the Governance button on the left. Several key elements are listed here:

1. The regular election of the eligible electors of the District shall be held on May 8, 2012, between the hours of 7:00 A.M. and 7:00 P.M.
2. "Eligible Elector" means a person who is registered to vote in Colorado pursuant to the "Uniform Election Code of 1992," Articles 1 to 13 of Title 1, C.R.S., and:
  - (a) Who has been a resident of the special district for not less than thirty days; or
  - (b) Who, or whose spouse, owns taxable real or personal property situated within the boundaries of the special district, whether said person resides within the special district or not. A person who is obligated to pay taxes under a contract to purchase taxable property situated within the boundaries of the special district shall be considered an owner within this meaning.
2. There shall be one polling place at the IM Community Center (31 Keneu Court).
3. Applications for mail-in ballots may be filed with the Peggy Rupp, Designated Election Official, at 390 Union Boulevard, Suite 400, Denver, Colorado 80228, no later than the close of business on the 7th day prior to the election (Tuesday, May 1, 2012), if the mail-in ballot is to be mailed to the elector, or until the close of business on the Friday immediately preceding the election (Friday, May 4, 2012), if the mail-in ballot will not be mailed to the elector.
4. Self-Nomination and Acceptance forms are available at the Designated Election Official's office located at the above address. All candidates must file a Self-Nomination and Acceptance form with the Designated Election Official no later than the close of business on March 2, 2012.
5. If, at the close of business on March 6, 2012, there are not more candidates, including candidates timely filing affidavits of intent no later than March 5, 2012, than positions to be filled, the Designated Election Official shall cancel the Election and declare the candidates elected.



# Indian Mountain News

Reservations on the facilities @ Indian Mtn.

The new Community Center is available for your event at a cost of \$40 minimum and \$1 per person over 15 people, as well as \$50 for use of the kitchen (including appliances).

For use of the Lodge: \$20 per day-time event, \$40 for one overnight, or \$75 per weekend (Fri-Sun). There is also a cleaning fee of \$25 if you want the linens provided instead of bringing your own.

All facilities require a deposit of \$250.00 which is refunded as soon as the building is inspected after use for damage or cleaning needs.

If you are interested in reserving one of our facilities please call and set up a date with Samantha @ 719-836-9043 or email your dates to her at: indianmtn@hotmail.com Check our website events calendar for availability.

## 2012 Transparency Notice

**Pursuant to Section 32-1-809 (3) (a), CRS., a copy of the IMRPD Special District Transparency Notice is posted at [www.indianmountain.info](http://www.indianmountain.info) under the governance link on the homepage**

Did you know that now you may email our Business Manager on all your questions? Also submit your Burn Pit applications, RV Registrations and requests for Comfort station keys to: indianmtn@hotmail.com

[www.indianmountain.info](http://www.indianmountain.info)

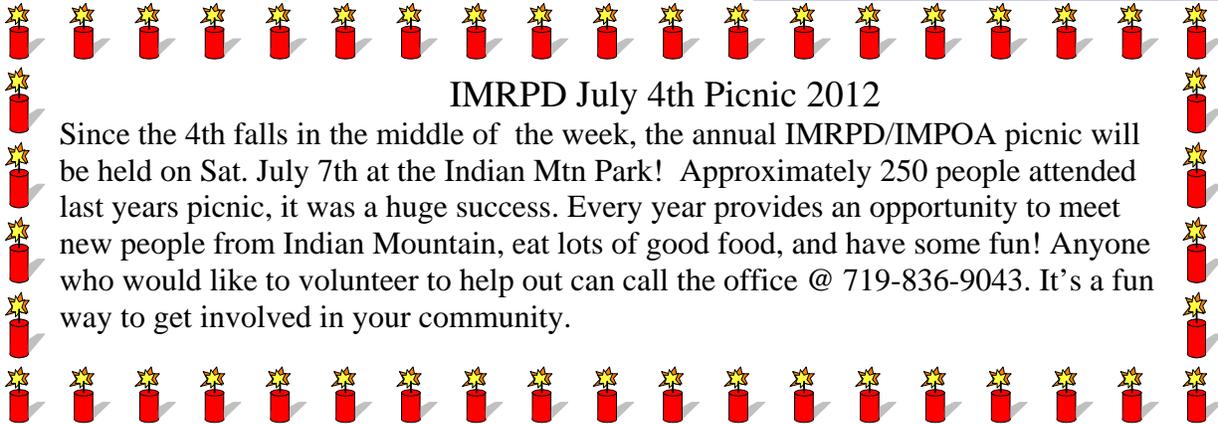
Newsletter Editor  
Samantha Bertin  
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719-836-9043





# Indian Mountain RECREATION AND PARK DISTRICT

[www.indianmountain.info](http://www.indianmountain.info)



## IMRPD July 4th Picnic 2012

Since the 4th falls in the middle of the week, the annual IMRPD/IMPOA picnic will be held on Sat. July 7th at the Indian Mtn Park! Approximately 250 people attended last years picnic, it was a huge success. Every year provides an opportunity to meet new people from Indian Mountain, eat lots of good food, and have some fun! Anyone who would like to volunteer to help out can call the office @ 719-836-9043. It's a fun way to get involved in your community.

## *RV Storage Fee Increase*

*As of January 1, 2012 the fee to store an RV in the storage lot will increase to \$25.00 per year. This increase was necessary to cover the increased management and cleanup costs to maintain a nice, organized storage facility.*

*If you are already registered for the 2011-2012 season there is no change until your renewal date in the fall. Notices will be mailed out the first of September and all renewals will be due by Nov 1. (Which is also the date for removal from your property.) You may download the form needed online and mail it in to the office with your payment or you may drop it off @ the office at the Community Center. All renewals must have a current copy of registration with them and a copy of your proof of Indian Mtn ownership.*

## Lost and Found

If you are missing something?!, it may be at our new lost and found at the Community Center Office. Call to find out if we have your item. 719-836-9043



## Indian Mountain PROPERTY OWNERS ASSOCIATION

[www.impoa.net](http://www.impoa.net)

### *Volunteer of the Year*

*In times past, the IMPOA board has selected for annual recognition a property owner that has given to the community in an exemplary manner. The board now asks for Indian Mountain property owners to nominate candidates for this honor for the year just past, 2011. If you wish to make a nomination, please send the name of the person and describe the nature of the community contribution that person made in 2011 to Glenn Haas*

### Campers

IMPOA says many thanks to the property owners that removed their campers and RVs from undeveloped lots by the November 1 deadline.

## Wildfire Prevention Reminder

Property owners that are interested in assisting with wildfire prevention projects in Indian Mountain in 2012, such as chipper days for slash conversion to mulch and creation of defensible spaces or other fuels reduction areas should email Roger Mattson or Diana Heyder at their email addresses shown above to volunteer to help or to get on a list for future chipping projects.

### Nominations for Board of Directors

Any member of IMPOA may nominate a candidate for the position of director on the Board of Directors of IMPOA. You can nominate yourself, a friend a relative, anyone you think would do a good job on the board (e.g., directors are expected to take the lead on at least one community project per year and they must be members in good standing of IMPOA). You of course should ask your candidate for permission to make such a nomination before you make it. If you would like to nominate someone for the election in April of 2012, please do so by sending an email to Roger Mattson at [rdmattson@comcast.net](mailto:rdmattson@comcast.net). Please summarize the background of the candidate as in the "Know Your IMPOA Board of Directors" in this edition of the newsletter. In order to be placed on the ballot for election in April, any nominations must be received by Roger by February 8, 2012.



## Indian Mountain PROPERTY OWNERS ASSOCIATION

### *IMPOA Membership*

[www.impoa.net](http://www.impoa.net)

*Unlike most HOAs in Colorado, IMPOA is a voluntary property owners association, i.e., it relies on voluntarily payment of dues by the property owners, not on an annual assessment of dues enforceable by law. The voluntary nature of IMPOA owes to its origins in 1985, more than a decade after the subdivision was first platted and lots began to be sold. When Indian Mountain property owners pay their \$35 annual dues, they become members in good standing of IMPOA so they can vote in the elections and on other matters that help to determine the course of the community.*

*2011 was a year of substantial changes in the way IMPOA handled membership. In an effort to streamline our processes, a single membership mailing went out to all property owners in Indian Mountain, and we discontinued mailing membership cards. Based on the more than 40% increase in the number of members, we feel it was a great success, so we are doing it again! In February, you will receive an IMPOA membership form. Why should you join or renew your membership? What IMPOA services do your dues pay for...?*

- Coordination with County officials on Land Use Regulations*
- Invaluable information and notices about your mountain property in the IM newsletter and on the IMPOA website*
- Monitoring of land and community development initiatives in the county*
- Liaison with neighboring HOAs*
- Improvements of fencing for cattle exclusion*
- Maintenance of road signage in Indian Mountain*
- Free dumpster trash day for IMPOA members*
- Information, projects and assistance for wildfire prevention*
- Advocacy for IM issues with state and county officials, e.g., CDOT*
- Annual meeting for conducting business and socializing with your neighbors*
- 4th of July BBQ in conjunction with IMPRD*
- Indian Mountain apparel sales*
- Other projects as the spirit moves and volunteers emerge*

*Having an active property owners association keeps you informed, and helps to protect the property values of the entire community. We urge you to join or renew your membership when you receive your mailing next month, because it is important for you and your property!*



## Indian Mountain PROPERTY OWNERS ASSOCIATION

[www.impoa.net](http://www.impoa.net)

### *Know Your IMPOA Board of Directors*

In December, 2011, the IMPOA Board of Directors approved changes in its membership. Directors Mark Bonfiglio and Dennis Burke resigned during 2011 to pursue other interests, although both will continue to serve the community in volunteer activities. The board thanks these two on behalf of all property owners for their selfless devotion to the good of the community and their hard work. Dennis has been a mainstay in projects to improve the perimeter fencing of Indian Mountain while Mark has been an invaluable asset in promoting and shepherding membership in the association. Thank you Dennis; thank you Mark.

The resignations of those two directors left three vacancies on the board. Three people volunteered to step into those positions, namely, Glenn Haas, Diana Heyder and Roger Mattson, all former presidents of the IMPOA board. They began interim terms as directors on December 1, 2011. Roger will serve as president and Glenn will serve as vice president of the board until the election of directors at the April 21, 2012 Annual Meeting. After that election, the board will elect its officers for the coming year. Until then, Jacki Siverson continues to serve as treasurer while Paul Kucera serves as secretary. Briefly, here are the backgrounds of the current directors:

Glenn Haas (2015) - former college professor, specializes in natural resources management, grandfather, elk hunter, has 22 years of experience serving on boards, current secretary of IMRPD, former president of IMPOA, part-time IM resident. [glennehaas@comcast.net](mailto:glennehaas@comcast.net)

Diana Heyder (2015) - Department of Energy contracting officer, mom, baker, has 10 years of experience serving on boards, former IMPOA president, part-time IM resident. [dsmenco@aol.com](mailto:dsmenco@aol.com)

Paul Kucera (2014) - atmospheric scientist, enjoys family camping, hiking, fishing, hunting, snowmobiling, has 15 years of experience serving on boards and committees, part-time IM camper. [pakucera@gmail.com](mailto:pakucera@gmail.com)

Benjamin Lane (2013) - web and internet sales, single, been on IMPOA board 3 years, enjoys visiting his parents' house in IM, plans to leave the board in April 2012 and continue to serve as a volunteer. [Bjmmn2@gmail.com](mailto:Bjmmn2@gmail.com)

Roger Mattson (2013) - mechanical engineer, nuclear safety consultant, grandfather, fly fisher, pianist, has 36 years of experience serving on boards, former IMPOA president, now president of The Action Center in Jefferson County, part-time IM resident. [rdmattson@comcast.net](mailto:rdmattson@comcast.net)

Jacki Siverson (2015) - retired bank officer, great-grandmother, quilting, sewing, house building, tile laying, has 30 years of serving on boards, full-time IM resident in cabin she and her family built. [j.siverson@wildblue.net](mailto:j.siverson@wildblue.net)

Fred Whitaker (2014) - Retired machinist and manufacturing engineer, Professional Engineering registration in CA, world traveler, grandfather, soon to be full time resident in Indian Mountain cabin he built. [fcwhitaker@comcast.net](mailto:fcwhitaker@comcast.net)

Of these 7 directors, only Lane was elected by the membership (elected to a 3 year term in 2010), and he has indicated his intention to resign at the time of the annual meeting in April 2012. The other six directors that are now serving were appointed by the board to fill vacant positions. The appointees, in accordance with the Bylaws, must stand for election at the next annual meeting after their appointment, if they wish to continue to serve. At the time of this writing, the board anticipates that its slate of candidates for election to the board will be Haas, Heyder, Kucera, Mattson, Siverson and Whitaker. They will stand for election to the terms that end at the time of the annual meeting in the years shown in parenthesis beside their names, above. That slate will leave one open position on the board for one year (the remainder of Lane's term, from 2012 to 2013) that can be filled by nomination from the property owners or from the board, as explained further in the article "Nominations for Board of Directors" in this newsletter.



# Indian Mountain PROPERTY OWNERS ASSOCIATION

## Your IMPOA Board at work....CDOT adding turn lane from 285 to Elkhorn Road

It has been over a year since the original request, but according to The Flume, (10/21/11), the Colorado Department of Transportation (CDOT) has funds budgeted in 2012 to add a southbound turn lane from U.S. 285 to Elkhorn Road. IMPOA contacted CDOT on behalf of IMPOA members to voice concern over this dangerous intersection. CDOT agreed with our concerns, but they did not have the funds to make improvements at that time. CDOT stated that when it was time to repave that stretch of 285, they would then find the funds to add the turn lane. They are honoring their promise by adding the turn lane next summer. Thank you, CDOT!

### Signage Changes

IMPOA is making changes to the entrance signs by adding two new ones: "No ATV/Dirt Bikes" and "RVs Off". The "No ATV/Dirt Bikes" sign will be up year round because unlicensed vehicles are illegal to use on county roads (all of those in Indian Mountain). The "RVs Off" signs can be read both entering and leaving IM and will be posted during the months of November to May when RVs are to be removed from undeveloped lots.

### More from IMPOA

In late February, IMPOA will mail the following materials to all property owners:

- A formal announcement of the April 21, 2012 annual meeting of the membership,
  - An RSVP form to register for the annual meeting,
  - A slate of candidates assembled by the Board and other candidates nominated by the membership for election to the Board,
  - A proposed amendment to the Bylaws of the association,
  - A ballot on which members in good standing (dues payers) may vote in the election of directors and the amendment of the Bylaws,
  - A membership form for paying annual dues to IMPOA for 2012, and
- A proxy form for absentee participation in the election and voting on matters that will come before the membership during the meeting.

These materials also will be posted on the website at [www.impoa.net](http://www.impoa.net) where members in good standing of the association (i.e., you have paid your dues for 2012) can download them and mail them back to IMPOA in the event the mailing does not reach you or is lost.





## **IMPOA Annual Member's Meeting**

Hold on to your hat - the winds of change are blowing! For the first time in collective memory, IMPOA's annual business meeting in 2012 will be held in Indian Mountain in the brand new Community Center. Mark your calendar for Saturday, April 21 from 1-3 pm and join your neighbors in a celebration of Spring (well, almost) to mark this historic occasion.

For those of you who will not be able to join us on April 21, rest assured that all the meeting information will be posted on our website for easy access. Plus, beginning on January 14, 2012, the regular meetings of the IMPOA Board will be held from 11:00 am to 12:30 pm in the Indian Mountain Community Center on the second Saturday of every month----so visiting with the Board will become much easier for you.

Why the change? If you are interested in our reasoning for moving the annual meeting, please read on. The IMPOA board thought long and hard and exchanged some challenging emails in reaching its decision to hold the meeting at Indian Mountain in April 2012 instead of in the Denver area in March as in the past.

First, the purpose of the meeting is to comply with the Bylaws by providing IMPOA members an opportunity, between the months of January and April, to

- (1) be part of the election process,
- (2) learn about the association's activities and progress, and
- (3) provide comments and suggestions to the board of directors.

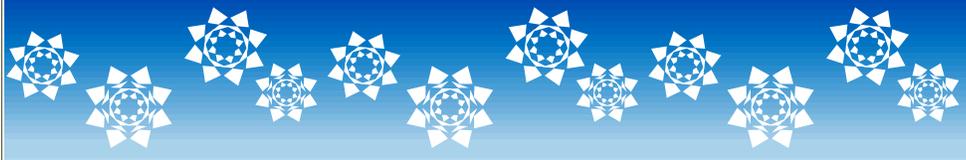
That is, the meeting is primarily a business meeting with some socializing opportunities on the side.

Second, although we have many opportunities to communicate with one another (including this periodic newsletter, our website at [www.impoa.net](http://www.impoa.net), and monthly board meetings open to all property owners), the annual meeting is a unique time for face-to-face communication with the board and our neighbors on current issues of importance to the community. True, you can vote and participate in IMPOA from afar using the proxy process, but there is nothing like rubbing elbows with your neighbors at the annual meeting to share stories, experiences and questions.

Third, and on the nitty-gritty level of reasoning, we have moved the meeting from March to April to reduce the chance of snow and attendant risk of long drives. (In another article in this newsletter you will learn that we intend to amend the Bylaws at this annual meeting. One of the proposed amendments to the Bylaws will be to allow the annual meeting to be moved to the summer months. Yea J) We are also using a weekend day for the meeting this year to permit property owners to travel from cities on the front range to enjoy time in the mountains. We have chosen to eliminate the dinner expense to encourage more people to attend and to reduce complaints about the food (which we would get wherever we chose to cater a meal). IMPOA will pay for snacks and soft drinks at this year's meeting as a way to thank its members for their support and to encourage other property owners to join the association. We have chosen the new Community Center for obvious reasons - it is a great new facility and it gives us a chance to show solidarity with our recreation district. We have reduced the meeting costs to the members from over \$20 per person to none. And we have reduced the meeting time from more than 3 hours to less than 2. Those who don't attend can vote by proxy, and full information from the meeting will be posted on our website. Such a deal!

There is a new day rising in IM with exciting opportunities for invigorating the community in activities ranging from wildfire prevention to cattle exclusion and other community service projects. Come learn about what is planned and give voice to your opinions and your concerns for our community.

**Indian Mountain Recreation and Park District**  
P.O. Box 25  
Como, CO 80432  
719-836-9043  
indianmtn@hotmail.com



**IMRPD Board Members**

Fred Burdick/President      Susan Stoval/1rst Vice Pres.      Glenn Haas/Secretary  
Cyndi Burdick/Treasurer      Beverly Bushaw/Vice Pres.

**Indian Mountain Property Owners Association**  
P.O. Box 196  
Jefferson, CO 80456

**Indian Mountain Recreation and Park District**

**Indian Mountain Property Owners Association**

**IMPOA Board Members**

**Rodger Mattson**  
President  
rdmattson@comcast.net

**Glenn Haas**  
Vice President  
glennehaas@comcast.net

**Jacki Siverson**  
Treasurer  
j.siverson@wildblue.net

**Paul Kucera**  
Secretary  
pakucera@gmail.com

**Benjamin Lane**  
At large board member  
Bjmmn2@gmail.com

**Diana Heyder**  
At large board member  
dsminco@aol.com

**Fred Whitaker**  
At large board member  
fcwhitaker@comcast.net

IMRPD protects and maintains the District's parkland, recreation facilities, and hosts community events. Its functions are strictly limited, and at this time include:

- 356 acres of park lands
- Pasture golf course
- Ski lodge and Community Ctr
- IM Park with trails, playground, frisbee golf, horseshoes
- Comfort station and potable water
- RV dump station and storage lot
- Pond and information kiosk
- Social events

IMPOA informs, educates and advocates on issues of concern to IM property owners. Its functions are very broad.

- The Board tracks local, county and state plans and policies that may affect IM (e.g., mining, sale of public land, cell phone coverage, taxes, development, land use regulations, water augmentation)
- Periodic drive-around covenant compliance check
- Dumpster and swap days
- IM apparel sales

Government Entity  
Special District - State of Colorado  
Created in 1975

Non-profit Association  
Federal 501 ( c ) 4 - State of Colorado  
Created in 1985

Mandatory property taxes paid by all IM property owners (6.94 mils)

Voluntary annual dues (\$35) from willing property owners.

Dec 2010 financial assets—\$803K  
2011 projected revenue— \$140K

Dec 2010 financial assets = \$39K  
2011 projected revenue—\$29K

[www.indianmountain.info](http://www.indianmountain.info)

[www.impoa.net](http://www.impoa.net)

Place postage here