

**Gunnison River Homeowners Association  
Annual Meeting Minutes  
November 19, 2024**

**We had quorum for doing business! Thank you for attending meeting or sending proxies.**

**The meeting, held at Gunnison Co. Fairgrounds, was called to order at 7:03 by Board President Seth Mensing.** A quorum of Owners were present or represented by proxy: Bill Young, Britta Hubbard, Chris Klein, Chris Kruthaupt, Craig & Carrie Reinecke, Craig Cooper, Doris Kuiper, Jan and Jack Nixon, Jimmy & Deanna Bodkin, Joel & M.J Vosburg, Sandra Parker, Les White, Mark Parsons, Greg & Marta Smith, Anthony Garcia, Curt & Alice Szuberla, Catherine Benson, Kim Greer, Richard & Elinor Crank, Rodger Clements, Shelley Dunn, Tim Neyman, Barry, & Lynne Muirhead

**Minutes from the November 29, 2023 Annual Member Meeting were unanimously approved.**

**The 2025 Budget was approved as follows:**

Accounting Services	\$	3,000.00
Administration	\$	1,000.00
Ditch, Inlet, & Irrigation	\$	10,000.00
Fees & Licenses	\$	200.00
Fish Stocking	\$	2,200.00
Grounds		
Pond Care	\$	1,400.00
Weeds on Land	\$	1,200.00
Tree Maintenance	\$	<u>1,500.00</u>
GROUNDS TOTAL	\$	4,100.00
Insurance	\$	2,500.00
Legal	\$	2,000.00
Road Maint./Snow Removal	\$	30,000.00
Office Supplies	\$	900.00
Sign Maintenance	\$	200.00
Website	\$	600.00
TOTAL		\$ 56,700.00

**Budget Discussions:**

No adjustments. The 2025 Budget passed unanimously as presented.

**Old Business:**

- Discussion regarding the Replacement of Secretary Britta Hubbard. No volunteers.

**New Business:**

- Discussion regarding ditch maintenance. Plan in motion for a rotation for annual ditch work. Work will also be done on Mystery Lane culvert and head gate
- Request for gravel to be placed by all mailbox locations to decrease mud
- Apache Road is hard to see at night, plan to put up new reflective strip tape on sign posts
- Roads kept up well this year and were in better condition than last year. Decision to do a bit of road work prior to snowfall this year
- Discussion regarding ADU (Accessory Dwelling Units). No conclusions, just discussion.
- Discussion regarding trees falling across Clark Stream. The HOA will only get involved if a fallen tree blocks the flow of water, then the HOA will step in and remove the blockage like any other ditch.

**Election & Board of Directors Terms**

*Thank you to all Board members past and present for their work for our community!*

- Britta Hubbard ends her board term on 12/31/2024, her position remains open.
- Please reach out to a Board member if you are interested in being on the board or want to learn more about what being a board member entails.

Current Board and their Terms:

- President Seth Mensing, 3<sup>rd</sup> Term December 2024 – December 2027
- Vice President Chris Kruthaupt, 2<sup>nd</sup> Term December 2023 – December 2026
- Treasurer Joe Danni, 2<sup>nd</sup> Term December 2023 – December 2026
- Bill Sieck, 1<sup>st</sup> Term December 2023 – December 2026

Board Members serve a 3-year Term, but may be re-elected to remain on the board. There is no limit to the number of terms a Board Member may serve.

**General Discussion:**

- Welcome to our newest neighbors, Barry and Lynne Muirhead

**Meeting adjourned: 7:55 pm**

**Members Please Become Involved \* Help Make Your Community a Place to be Enjoyed \* See you at the Next Annual Meeting**