

Michigan Hill Owners Association
Board of Directors Meeting Agenda
November 15, 2025

1. Call to order
2. Determination of quorum, majority of board members
 - a. Les Choate – present/absent
 - b. Carole Copeman – present/absent
 - c. Jerry Devries – present/absent
 - d. Bill Stone – present/absent
 - e. Larry McClymonds – present/absent
3. Members present
 - a. TBD
4. Review/approval of draft meeting minutes
 - a. 8-23-2025 director meeting
5. Reports of officers:
 - a. President - Les
 - i. Slash burn – Jefferson-Como FD
 - ii. Culvert issue at CR35 and Georgia Pass Lookout
 - iii. Elk kill – lot 220 (Michigan Hill Rd and Fremont Knoll Ln) by Jefferson Heights resident
 - b. Vice President - Carole
 - i. 2025 road grading
 - ii. 2026 road grading and gravel addition
 - c. At-Large Member - Jerry
 - i. Augmentation Pond
 1. Annual augmentation pond report to Water Commissioner
 - ii. Signage
 1. MHOA signs (south Michigan Hill Rd entrance and Georgia Pass Lookout at Jefferson Heights)
 - iii. Weed Control
 - d. Treasurer - Bill
 - i. Financial Report
 1. Checking
 2. Savings
 3. CMS
 - ii. 2026 Budget review
 - e. Secretary - Larry
 - i. ACC Activity Report
 1. ACC Requests/Approvals
 - a. Lot 105 - 124 Fremont Knoll – Paint house, 2 sheds and add metal skirt - Approved
 - b. Lot 239 - 2801 Michigan Hill Road – New metal roof – Approved
 - c. Lot 75 - 938 George Pass Lookout – New residence with garage – Approved
 - d. Lot 51 - 215 French Pass Circle - New Metal Green Roof – Approved
 - e. Lot 116 - 505 Fremont Knoll – Deck - Approved
 2. ACC Violations
 - a. Lot 271 - 2350 Michigan Hill – Dog enclosure fence w/T-post – fence removed – Resolved

- b. Lot 75 - 938 George Pass Lookout – Trailer and Conex container – waiting on Park CO building permit and temporary construction/accessory structure permit
- c. Lot 216 - 770 Selkirk – Trailer – several emails sent – suggest official notice to remove
- d. Lot 29 – 640 Glacier Peak View - Trailer and 2 small buildings (no ACC request) – trailer removed – owner looking to build – report buildings to county?

6. Old Business

- a. Blocked cross-road culvert at 1010 Glacier Peak

7. New Business Not Previously Addressed

- a. Additional items - TBD

8. Adjournment