

Department of the Treasury  
Internal Revenue Service

for Tax-Exempt Organization not Required to File Form 990 or 990-EZ

2020

Open to Public Inspection

**A** For the **2020** Calendar year, or tax year beginning **2020-01-01** and ending **2020-12-31****B** Check if available Terminated for Business Gross receipts are normally \$50,000 or less**C** Name of Organization: **COLORADO SPRINGS CHAPTER OF  
NATIONAL ASSOCIATION OF PROPERTY****6295 Lehman Dr Suite 101,  
Colorado Springs, CO, US,  
80918****D** Employee IdentificationNumber **30-0466666****E** Website:**coloradosprings.narpm.org****F** Name of Principal Officer: **Robert Lynde****6295 Lehman Dr Suite 101,  
Colorado Springs, CO, US,  
80918**

**Privacy Act and Paperwork Reduction Act Notice:** We ask for the information on this form to carry out the Internal Revenue laws of the United States. You are required to give us the information. We need it to ensure that you are complying with these laws.

The organization is not required to provide information requested on a form that is subject to the Paperwork Reduction Act unless the form displays a valid OMB control number. Books or records relating to a form or its instructions must be retained as long as their contents may become material in the administration of any Internal Revenue law. The rules governing the confidentiality of the Form 990-N is covered in code section 6104.

The time needed to complete and file this form and related schedules will vary depending on the individual circumstances. The estimated average times is 15 minutes.

**Note: This image is provided for your records only. Do Not mail this page to the IRS. The IRS will not accept this filing via paper. You must file your Form 990-N (e-Postcard) electronically.**

	Actual 2019 12/31/2019	Approved Budget 2020	Actual 2020 12/15/2020	Approved Budget 2021	Actual 2021 3/3/2021
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<b>DUES INCOME:</b>	<b>GL CODE</b>					
Affiliate Dues	2100	\$5,364.00	\$7,500.00	\$7,200.00	\$7,500.00	\$6,816.00
Aff dues future year (\$\$ collected Dec)	2100-1			\$1,235.00		
Support Staff	2300	\$576.00	\$550.00	\$1,100.00	\$550.00	\$550.00
Support Staff, future year (\$ collected Dec)	2300-1			\$250.00		
Professional Dues	2400	\$3,210.00	\$6,750.00	\$7,589.00	\$6,750.00	\$5,295.00
Prof dues, future year (\$ collected Dec)	2400-1			\$2,541.00		
<b>TOTAL DUES INCOME</b>		<b>\$9,150.00</b>	<b>\$14,800.00</b>	<b>\$19,915.00</b>	<b>\$14,800.00</b>	<b>\$12,661.00</b>

<b>OTHER INCOME:</b>						
Monthly Luncheons (except Mar/July & Dec)	2500	\$23,303.21	\$22,000.00	\$5,907.00	\$9,300.00	
1/2 raffle income at lunch	2510	\$1,119.50	\$1,000.00	\$192.50	\$400.00	
CE Classes 2550		\$225.00	\$0.00	\$240.00	\$0.00	\$90.00
Vendor Luncheon Table Fees	2600	\$1,370.00	\$2,160.00	\$480.00	\$480.00	
Vendor Social Table Fees	2605	\$3,300.00	\$0.00		\$0.00	
Landlord Symposium	2700	\$10,915.00	\$13,000.00	\$2,433.00	\$10,000.00	
Landlord Symposium Vendor Tables	2750	\$10,140.00	\$10,000.00	\$5,480.00	\$10,000.00	
National NARPM retention bonus	2900	\$1,110.00	\$900.00		\$900.00	
NARPM National Education Reimbursement	2952	\$668.00	\$0.00		\$0.00	
National NARPM grant	2950	\$1,000.00	\$1,000.00	\$500.00	\$500.00	
Social Events		\$1,195.00				
<b>TOTAL OTHER INCOME</b>		<b>\$54,345.71</b>	<b>\$50,060.00</b>	<b>\$15,232.50</b>	<b>\$31,580.00</b>	<b>\$90.00</b>
<b>TOTAL INCOME</b>		<b>\$63,495.71</b>	<b>\$64,860.00</b>	<b>\$35,147.50</b>	<b>\$46,380.00</b>	<b>\$12,751.00</b>

	Actual 2019	Approved Budget 2020	Actual 2020 12/15/2020	Approved Budget 2021	Actual 2021 3/3/2021
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**EXPENSES:**

**CHARITABLE CONTRIBUTIONS:**

Charitable 50/50	5500	\$1,119.50	\$1,000.00		\$400.00	
Charitable	5501		\$1,000.00		\$1,000.00	
Legislative	5510	\$2,000.00	\$4,000.00	\$4,500.00	\$6,000.00	
NAF Advocacy	5515	\$1,000.00	\$500.00		\$0.00	
Charity - Bereavement - Illness	5520		\$500.00		\$250.00	
<b>TOTAL CHARITABLE CONTRIBS.</b>		<b>\$4,119.50</b>	<b>\$7,000.00</b>	<b>\$4,500.00</b>	<b>\$7,650.00</b>	<b>\$0.00</b>

**EDUCATION EXPENSES:**

ACU Class	5600	\$590.30	\$750.00	\$580.00	\$400.00	
Designation Reimburse (1/2 class expense)	5650	\$1,160.00	\$1,750.00		\$1,750.00	
Nat'l Convention Reimb	5660	\$4,404.50	\$3,000.00		\$3,000.00	
Scholarship	5670	\$1,000.00	\$1,000.00		\$0.00	
Nat'l Class	5690		\$250.00		\$250.00	
Guest Speak Expense	5700	\$3,731.31	\$1,000.00		\$0.00	
CRMC Achievement Reimbursement	5750	\$0.00	\$0.00		\$0.00	
<b>TOTAL EDUCATION EXPENSES</b>		<b>\$10,886.11</b>	<b>\$7,750.00</b>	<b>\$580.00</b>	<b>\$5,400.00</b>	<b>\$0.00</b>

**EXECUTIVE COMMITTEE:**

Legislative Conference	5100	\$2,000.00	\$0.00		\$0.00	
Leadership to travel to Nat'l (Pres Only)	5150	\$2,478.97	\$4,500.00		\$0.00	
Leadership travel to required training	5155		\$1,000.00	\$779.60	\$1,000.00	
NARPM Gift (cards for Nat 50/50)	5160		\$0.00		\$200.00	
Committee Meeting (reimb food/snack/dues)	5165		\$650.00		\$300.00	

**TOTAL EXECUTIVE COMMITTEE** **\$4,478.97** **\$6,150.00** **\$779.60** **\$1,500.00** **\$0.00**

**LUNCHEON EXPENSES:**

Monthly Luncheons (except Mar/July/Dec)	5300	\$22,776.78	\$22,000.00	\$5,425.53	\$9,100.00	
December Christmas Dinner	5400	\$7,703.03	\$2,000.00		\$2,000.00	
Installation Recognition & Plaques	5450	\$500.42	\$500.00		\$500.00	
Narpm "free" event (July Social)	5350	\$2,068.22			\$2,000.00	
<b>TOTAL LUNCHEON EXPENSE</b>		<b>\$33,048.45</b>	<b>\$24,500.00</b>	<b>\$5,425.53</b>	<b>\$13,600.00</b>	<b>\$0.00</b>

	Actual 2019	Approved Budget 2020	Actual 2020 12/15/2020	Approved Budget 2021	Actual 2021 3/3/2021
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**MEMBERSHIP EXPENSES:**

Membership Acquisition(inc facebook, free lunch)		\$500.00		\$420.00	
Name Tags /Branding items (t-shirts-caps)	5050	\$342.00	\$400.00	\$279.00	\$400.00
Membership Equip (rental/banner)	5060	\$659.86	\$200.00	\$0.00	\$0.00
<b>TOTAL MEMBERSHIP EXPENSES</b>		<b>\$1,001.86</b>	<b>\$1,100.00</b>	<b>\$279.00</b>	<b>\$820.00</b>

**GENERAL & ADMINISTRATIVE EXP.:**

Wild Apricot Database costs	5010	\$972.00	\$1,200.00	\$1,166.40	\$1,200.00	\$1,166.40
Bank Charges/Check order	5800	\$81.44	\$100.00	\$56.99	\$100.00	\$4.00
Domains: change provider/renewal fees	5020					
Bank NSF 5805						
General Supplies & Expenses	5810	\$323.32	\$150.00	\$17.86	\$150.00	
Quick Books yrly online subscrip	5815	\$221.71	\$250.00	\$221.71	\$250.00	
Postage/PO Box 5830		\$167.00	\$150.00	\$33.00	\$200.00	
PayPal expenses for online processing	5850	\$1,384.00	\$1,500.00	\$1,158.44	\$1,500.00	\$185.13
Filing fees, State/Local	5860		\$10.00		\$10.00	

IRS prep/filing fees (accountant)	5870					
Adjustment Fund						
<b>TOTAL GENERAL &amp; ADMIN. EXP.</b>		<b>\$3,149.47</b>	<b>\$3,360.00</b>	<b>\$2,654.40</b>	<b>\$3,410.00</b>	<b>\$1,355.53</b>

**SYMPOSIUM EXPENSE:**

Guest Speaker Expense	5200	\$1,991.13	\$1,000.00		\$1,000.00	
Hotel Expense	5250	\$9,886.74	\$11,000.00		\$11,000.00	
Advertising (paper ads, flyers, etc)	5260	\$1,615.00	\$2,000.00	\$383.00	\$1,000.00	
Symposium Expense (printed materials/sundry)	5265	\$1,324.85	\$1,000.00		\$1,000.00	
<b>TOTAL SYMPOSIUM</b>		<b>\$14,817.72</b>	<b>\$15,000.00</b>	<b>\$383.00</b>	<b>\$14,000.00</b>	<b>\$0.00</b>

**TOTAL EXPENSES:** **\$71,502.08** **\$64,860.00** **\$14,601.53** **\$46,380.00** **\$1,355.53**

**NET PROFIT/(LOSS)** **(\$8,006.37)** **\$0.00** **\$20,545.97** **\$0.00** **\$11,395.47**

**Register Balance** **48743.56**

## NARPM

## BUSINESS CHECKING FB, Period Ending 12/01/2020

## RECONCILIATION REPORT

Reconciled on: 12/15/2020

Reconciled by: Jennifer Powilleit

Any changes made to transactions after this date aren't included in this report.

## Summary

USD

Statement beginning balance.....	41,160.94
Checks and payments cleared (16).....	-2,542.00
Deposits and other credits cleared (0).....	0.00
Statement ending balance.....	<u>38,618.94</u>
Uncleared transactions as of 12/01/2020.....	-1,017.00
Register balance as of 12/01/2020.....	37,601.94
Cleared transactions after 12/01/2020.....	0.00
Uncleared transactions after 12/01/2020.....	1,166.00
Register balance as of 12/15/2020.....	38,767.94

## Details

## Checks and payments cleared (16)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
08/19/2020	Check	2459		-540.00
11/09/2020	Check	2491		-200.00
11/09/2020	Check	2490		-100.00
11/09/2020	Check	2488		-270.00
11/09/2020	Check	2489		-25.00
11/10/2020	Check	2494		-200.00
11/10/2020	Check	2493		-255.00
11/10/2020	Check	2492		-135.00
11/19/2020	Check	2497		-100.00
11/19/2020	Check	PayPal		-155.00
11/19/2020	Check	2499		-125.00
11/19/2020	Check	2500	Daniel Muldoon	-100.00
11/19/2020	Check	2496		-100.00
11/19/2020	Check	2502		-135.00
11/19/2020	Check	2501		-100.00
12/01/2020	Check	WD		-2.00

<b>Total</b>	<b>-2,542.00</b>
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## Additional Information

## Uncleared checks and payments as of 12/01/2020

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
11/12/2019	Check	2156	Patriot Real Estate	-17.00
08/19/2020	Check	2453		-200.00
08/24/2020	Check	PayPal		-100.00
08/24/2020	Check	PayPal		-100.00
08/24/2020	Check	PayPal		-235.00
11/19/2020	Check	2498		-100.00
11/19/2020	Check	2495		-265.00

<b>Total</b>	<b>-1,017.00</b>
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## Uncleared deposits and other credits after 12/01/2020

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
12/11/2020	Deposit			1,166.00

Total

1,166.00

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## **Open discussion on the effects of the new laws: 10 day, Application, Habitability, etc.**

We are opening the floor to any and everyone who needs to check in with the group to get forms, advice on process, how to's, how it has changed your policy-structure, forms, work orders, or lease. Affiliates....this has affected you also...re any Habitability issues....what have you all experienced in the last few months?

**Please come with your questions, concerns, ideas, processes & forms to share!**

**UPDATE: Rachel Griffin from Tschetter Shulzer will be  
in attendance to help us sort issues out!**

***NOTE: Annual Update Course being held after lunch.....free to membership!!!***

Vendor registrations for Tables are handled thru the Affiliate Co-ordinator.

(Christy Lehmpuhl)

**Remember early registration ends at midnight on January 14 , 2020.**

**Cancellations in writing must be received by the Treasurer only, no later than midnight the Thursday before the event. Checks and cash always welcome at the door. Credit/debit can only be used on line.**

**Late registrations, and at the door are at a cost of \$35.00. A Registration means a lunch will be prepared for you, that the Chapter has to pay for. Therefore payment is expected at time of service.**

**No refunds for non-attendance.**





## **Presentation from Law Enforcement and Open discussion**

Please join us in February as officers from the Animal Law Enforcement division of the Humane Society give us guidance on what to do when you find abandoned animals at your properties. This is important information as animals are considered personal property and there are rules we all need to know and follow. There is planned time for Question and Answers.

Most of us at one time or another have had tenants leave their animals at a residence.... you might be next!

Vendor registrations for Tables are handled thru the Affiliate Co-ordinator.

(Christy Lehmpuhl)

**Remember early registration ends at midnight on February 11 , 2020.**

**Cancellations in writing must be received by the Treasurer only, no later than midnight the Thursday before the event. Checks and cash always welcome at the door. Credit/debit can only be used on line.**

**Late registrations, and at the door are at a cost of \$35.00. A Registration means a lunch will be prepared for you, that the Chapter has to pay for. Therefore payment is expected at time of service.**

**No refunds for non-attendance.**

Virtual Meeting

COS NARPM

Hosted by Second Nature

Come join CSNARPM for an exciting two hours of information by Brian Birdy.

Tuesday, October 27, 2020 starting at 11:00 am. Plan on at least 90 minutes.

Brian Birdy will be presenting two important property management topics. First, **Service and Support Animals: What every property manager needs to know:** In this session we will look at the analysis of HUD's FHEO-2020-01 Assistance Animal Notice that established a new guideline on January 28, 2020, relating to assistance animals in housing to assist housing providers, animal owners and medical providers relating to requests for accommodation for assistance animals. Second, **How to GROW your Property Management Company NOW!:** The pandemic has not slowed down property management growth. In this session we will discuss the important things that anyone can do to grow their business. Areas that will be discussed are education, staffing, referrals, facilities, technology, advertising/marketing, networking, and the #1 way everyone can be guaranteed to grow their business. You do not want to miss this great educational opportunity, sign up today.

There is no registration.

Just plan your calendar if you can attend.

"on behalf of the chapter letting them know they should expect an email invitation from Second Nature to join the NARPM Virtual event." You will want to ask them to download Zoom to their computer

so they can view anything that you may want to screen share. If not there will also be a dial in that's part of the invite. "

Everyone will be muted and can ask additional questions through the chat section which I will screen and read to ensure no repeat questions since we will be on a time restraint.

This is your invite from the Board!

Virtual Meeting

COS NARPM

Hosted by Second Nature

Come join CSNARPM for an informative presentation

by Vicki Gaskill, MPM, RMP, CPM.

## Difficult People vs. Winning Attitudes

Friday, November 13, 2020 starting at 11:00 am. Plan on at least 90 minutes.

Vickie started her career in property management over 26 years ago. Originally, she worked as a vendor that serviced the property management industry. She came to work for [Bell-Anderson and Associates, LLC](#), in May of 1986. In September of 2002, she and her husband, Tim, purchased the company. Vickie has earned four professional designations: two from NARPM® (MPM® and RMP®), and two from the Institute of Real Estate Management (CPM® – Certified Property Manager and ARM® – Accredited Residential Manager). In 2005, Bell-Anderson was approved as an IREM® Accredited Management Organization (AMO®). Vickie has managed homeowner's associations, single-family dwellings, small multi-family communities, and a few small commercial properties.

There is no registration.

Just plan your calendar if you can attend.

"on behalf of the chapter letting them know they should expect an email invitation from Second Nature to join the NARPM Virtual event." You will want to ask them to [download Zoom to their computer](#)

so they can view anything that you may want to screen share. If not there will also be a dial in that's part of the invite. "

Everyone will be muted and can ask additional questions through the chat section which I will screen and read to ensure no repeat questions since we will be on a time restraint.

This is your invite from the Board!



# **December 2020 Virtual Meeting COS NARPM**

When: 15 Dec 2020 11:00 AM, MST

Where: Virtual

## **EVENT DETAILS:**

Virtual Meeting

COS NARPM

Hosted by Second Nature

**Steve Crossland will be joining us from Texas to present "Who's the Boss".**

**Steve Crossland, Assc. Broker, REALTOR®, GRI®, TRLP**, is a Texas Native (born in Corpus Christi TX), raised in Alaska, San Diego CA and rural Nevada (Navy brat), and has lived in Austin TX since 1985. He became active in real estate in Austin in 1991.

Steve is a Graduate of the McCombs School of Business at the University of Texas at Austin with a BBA in Management Information Systems.

Steve is an active member and longtime volunteer in the Austin Realtor and Property Management communities. He is a regular national speaker and instructor on real estate, property management and business related topics

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Hotel Eleganté (2886 S. Circle Dr., Colorado Springs, CO)

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Scott Hawker (Officer - Secretary)  
Jennifer Powlett (Officer – Treasurer)  
Charles D’Allesio (Officer – Membership)  
Drew Bartlett (Education Chair)  
Andrea Warner (Legislative Co-Chair)  
Alex Yoder (Legislative Co-Chair)  
Danielle Coke (Designation Chair)  
Lance Kohler (Designation Co-Chair)  
Denise Day (Website Chair)  
Michelle Getz (Website Co-Chair)  
Christy Lehmpuhl (Affiliate Chair)  
Tim Kealy (Affiliate Co-Chair)  
Dave Kraszewski (Newsletter Editor)  
Misty Berger (New Member Mentor)

## Welcome and Call to Order

President Karen Santee called the meeting of the Colorado Springs Chapter of the National Association of Residential Property Management to order at 10:00 A.M. on January 21, 2020

## Roll Call

Roll Call was given, and quorum was present at the meeting.

## Secretary Minutes

November 2019 and December 2019.  
Motion was made, seconded, and called to approve.

## Treasures Report

Updated year to date budget through Jan 2020. Final Numbers for 2019 and proposed 2020 Budget was presented and discussed by the Board and Committee members.

Discussion on Benefit reimbursements that were voted on in 2019 for any agreed changes to 2020.

See attached Proposed 2020 Budget.

## Committee Report

### Membership –

Motion was made, seconded, and called to approve the following new members:

Michelle Scott – Property Masters

Lindsey Jensen – Kenny & Company  
Maggie Barrentine – Alliance Property Management  
Ashley Bartels – Pink Realty  
Terri Husmann – KBK Properties & Management  
Michael Morris – Around the Block Realty  
Dylan Nelson – Cornerstone Property Management  
Walter “Corky” Wachter – Rawhide Property Management  
Shayla Glore – Cornerstone Property Management  
Abigail Rael – Cornerstone Property Management  
Timothy Schuchard – Cornerstone Property Management  
Beth Wolfe – Merit Co  
David Tolve – Pikes Peak Dream Homes Realty

82 Professional members  
48 Affiliate Members  
9 Support Staff  
**139 Total Members**

**Affiliate –**

Question and answer period after January 2020.

**Education –**

No update

**Designation –**

No update

**Publications –**

No update

**Legislative –**

Request to Board to allow for our legislative chairs when testifying that they can use NARPM to represent our Chapter on behalf of us. Legislative chairs will email testimony prior to testifying and will be approved by the Board. Chapter President will be sent first and then will be disseminated to the rest of the Board for final approval. Request from Chair to ask the NARPM membership how many doors are being represented by our organization.

**Website/Marketing –**

No update

**Unfinished Business –**

N/A

**New Business –**

N/A

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Emergency email vote for 2020 Landlord Symposium

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Scott Hawker (Officer - Secretary)  
Jennifer Powilett (Officer – Treasurer)  
Charles D’Allesio (Officer – Membership)  
Drew Bartlett (Education Chair)  
Michelle Getz (Website Co-Chair)  
Christy Lehmpuhl (Affiliate Chair)  
Misty Berger (New Member Mentor)  
TJ Walker (Symposium Committee Member)  
Carolyn Rogers  
Denny Snowdon  
Wayne Guthals  
Bev Perina  
Liz Cleyman

## Welcome and Call to Order

President Karen Santee sent out email to members at 9:48 A.M. on March 13, 2020

## Roll Call

Quorum was present and responded via email.

## Secretary Minutes

N/A

## Treasures Report

Discussion at end of email to refund attendees or wait for new date

## Committee Report

### Membership –

N/A

**139 Total Members**

### Affiliate –

Vendors coming in from out of town and out of state. Need to decide quickly on whether to hold LS or postpone.

### Education –



N/A

**Designation –**

N/A

**Publications –**

Handout has not yet been sent to printer.

**Legislative –**

N/A

**Website/Marketing –**

Can pull down event as soon as decision is made.

**Unfinished Business –**

N/A

**New Business –**

It was decided to postpone the Landlord Symposium to Fall 2020 due to health concerns and fact that presenters were backing out due to Covid-19. We will try to hold the event Fall 2020 and will send out refunds as needed once a new date has been decided on.

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Zoom Meeting

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Scott Hawker (Officer - Secretary)  
Jennifer Powilett (Officer – Treasurer)  
Charles D’Allesio (Officer – Membership)

## Welcome and Call to Order

President Karen Santee started meeting at 9:05 A.M. on June 17, 2020

## Roll Call

Roll Call was given and quorum was present at the meeting.

## Secretary Minutes

No report

## Treasurers Report

No report

## Committee Report

### Membership –

N/A

**139 Total Members**

### Affiliate –

No report

### Education –

N/A

### Designation –

N/A

### Publications –

N/A

**Legislative –**

N/A

**Website/Marketing –**

N/A

**Unfinished Business –**

Discussion was held on Landlord Symposium and possible refund to all attendees. Motion was made, seconded and passed to refund Landlord Symposium attendees and vendor sponsors.

**New Business –**

Discussion was held on July Social. Board decided to try to get together in July.

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Zoom Meeting

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Scott Hawker (Officer - Secretary)  
Charles D’Allesio (Officer – Membership)

## Welcome and Call to Order

President Karen Santee started meeting at 10:10 A.M. on July 30, 2020

## Roll Call

Roll Call was given and quorum was present at the meeting.

## Secretary Minutes

Karen to type minutes and email out

## Treasures Report

No update but will update as refunds issued

## Committee Report

### Membership –

4 new members; 3 Professional and 1 Affiliate

### Affiliate –

No report

### Education –

N/A

### Designation –

N/A

### Publications –

N/A

### Legislative –

N/A

**Website/Marketing –**

N/A

**Unfinished Business –**

N/A

**New Business –**

Nomination Committee: Robert to get ballot together; vote in September, in person vs virtual.

Christmas Party: will there be one.

Legislative Committee brought proposal for Lobbyist: discussion on raising funds and asking Colorado Chapters to help pay for the Lobbyist.

Possible in-person meetings in 2020: decided “no”.

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Zoom Meeting

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Charles D’Allesio (Officer – Membership)  
Jennifer Powilleit (Officer – Treasurer)

## Welcome and Call to Order

President Karen Santee started meeting at 10:10 A.M. on August 11, 2020

## Roll Call

Roll Call was given and quorum was present at the meeting.

## Secretary Minutes

Karen to type minutes and email out

## Treasures Report

No update

## Committee Report

### Membership –

No report

### Affiliate –

No report

### Education –

N/A

### Designation –

N/A

### Publications –

N/A

### Legislative –

N/A

**Website/Marketing –**

N/A

**Unfinished Business –**

Voting meeting to be held at CSCC; website to get event loaded and numbers to Robert.

**New Business –**

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Zoom Meeting

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Jennifer Powilleit (Officer – Treasurer)  
Christy Lehmpuhl (Affiliate Chair)

## Welcome and Call to Order

President Karen Santee started meeting at 9:30 A.M. on September 15, 2020

## Roll Call

Roll Call was given and quorum was present at the meeting.

## Secretary Minutes

Karen to type minutes and email out.

## Treasures Report

Refunds for the Symposium are going out. To date:

173 registered: 100 cancelled and refunded; 53 no contact; 20 did not pay.

25 vendor sponsors: 14 cancelled and refunded; 10 no contact; 1 did not pay.

September 23, 2021 tentative Landlord Symposium; vendors not refunded will hold till 2021

## Committee Report

### Membership –

1 new national member

### Affiliate –

No report

### Education –

Class in September? Brandon to hold class in November.

### Designation –

N/A

### Publications –



N/A

**Legislative –**

N/A

**Website/Marketing –**

N/A

**Unfinished Business –**

National helped with ballot for 2021 and list of new board sent to National.

Christmas Party: cancel all plans.

**New Business –**

National Convention virtual only; no reimbursement for members attending.

Discussion on how to keep our vendor members. Decided to offer vendors a chance to have a “commercial” at our last member meetings.

# Board of Directors Minutes

Colorado Springs Chapter of NARPM

Zoom Meeting

## Members Present

Karen Santee (Officer - President)  
Robert Werthman (Officer – Past President)  
Rob Lynde (Officer – President Elect)  
Jennifer Powilleit (Officer – Treasurer)  
Christy Lehmpuhl (Affiliate Chair)

## Welcome and Call to Order

President Karen Santee started meeting at 9:40 A.M. on October 9, 2020

## Roll Call

Roll Call was given and quorum was present at the meeting.

## Secretary Minutes

Karen to type minutes and email out.

## Treasures Report

No update.

## Committee Report

### Membership –

No update.

### Affiliate –

No report

### Education –

Speakers committed to last three months membership meetings. Speakers will not charge regular speaking fees due to Zoom meetings.

### Designation –

N/A

### Publications –

N/A

### Legislative –

N/A

**Website/Marketing –**

N/A

**Unfinished Business –**

**New Business –**

Toys 4 Tots: Hospitality to work with Hotel to hold in person.

Discussion held on CLLC and funds for Lobbyist. Motion was made, seconded, and approved to give CLLC funds for Lobbyist for one month. Additional funds to come from other Colorado Chapters.

Colorado Spring NARPM BOD 2020:

Karen Santee; President  
Rob Lynde; President Elect  
Robert Werthman; Past President  
Jennifer Powilleit; Treasurer  
Scott Hawker; Secretary  
Charles D'Allessio; Membership

Colorado Springs NARPM BOD 2021:

Rob Lynde; President  
Karen Santee; Past President  
Andrea Warner; President Elect  
Jennifer Powilleit; Treasurer  
Rose Gunnells; Secretary  
Charles D'Allessio; Membership



Karen Santee <gold@csrentals.com>

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## Colorado Springs NARPM ballot

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**Jackie Sabogal** <jsabogal@narpm.org>  
To: Karen Santee <gold@csrentals.com>

Wed, Sep 16, 2020 at 12:38 PM

Hi Karen,

The results of the survey are as follows:

Andrea Warner – 89.74% FOR 10.26% Against

Rose Gunnels – 100% FOR

Jennifer Powilleit – FOR 100%

Lance Kohler – FOR 97.44% 2.56% AGAINST

Charles D'Alessio – FOR 87.50% 12.50% AGAINST

[Quoted text hidden]