

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE CHAPPARAL METROPOLITAN DISTRICT HELD NOVEMBER 13, 2018

A regular meeting of the Board of Directors of the Chapparral Metropolitan District was held on November 13, 2018 at 3:00 p.m. at the South Metro Fire Station No 42; 7230 S Parker Rd, Foxfield, CO. The meeting was open to the public.

ATTENDANCE: In attendance were Directors:
Gerald Weaver; Vice President
Thomas Lash; Secretary/Treasurer
Dan Hartman; Director
LuAnn Tinkey; Director

Absent was Director Garry Cornish whose absence was excused.

Upon motion duly made, seconded and unanimously carried, Director Weaver chaired the meeting.

Also in attendance were:
Robert Davis; ADB Companies
Sue Blair and Tanner Munson; Community Resource Services

CALL TO ORDER: Director Weaver noted that a quorum of the Board was present, and called the meeting to order at 3:00 p.m.

AGENDA: The agenda was presented as posted; no items were added or deleted.

PUBLIC COMMENT: Nothing was presented to the Board.

**REVIEW AND
CONSIDER
APPROVAL FOR
ADB COMPANIES** Robert Davis from ADB Companies attended the meeting. He has been contracted by Verizon to start installing equipment for their 5G network. He illustrated the upcoming project by showing where the cables and vaults will be placed. All pieces will be underground once the project is finished. They will aim to keep the work within the utility easements and right of way. Mr. Davis estimated this work would be done by the end of November or the first week of December at the latest. Cleanup and removal of materials is included.

**PREVIOUS
MEETING
MINUTES:** Approval of Minutes: The Board of Directors reviewed the minutes of the October 9, 2018 regular meeting. Director Lash moved to approve the minutes as presented. Upon a second by Director Tinkey, a vote was taken and the motion carried unanimously.

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FINANCIAL AND ADMINISTRATIVE ITEMS:

Payment of Claims: Ms. Blair presented a check register for checks #3532-3542, totaling \$5,033.74. Director Hartman noted that he has an additional reimbursement pending. The back-up for the CRS bill was missing, and Ms. Blair will email to the Board. Upon motion duly made and seconded, the claims were approved for payment as presented.

Cash Position & Financial Statements: Ms. Blair reviewed the District's Cash Position adjusted as of November 9, 2018 and Financial Statements for the period dated October 31, 2018. Upon motion duly made, seconded and unanimously carried, the financial statements and cash position were accepted as presented.

Update on Ending Fund Balances: Director Lash reported that he met with Ms. Blair and the District's accountant to review year-end fund balances going back to 2016. The District's accountant will provide additional information regarding the changes, but it appears it has something to do with converting the financials from a cash to accrual basis.

Antenna Lease Payment Report: Ms. Blair reviewed the antenna lease payment report. CRS is still waiting for a response for the \$217 payment from AT&T that was received in January. Ms. Blair drafted a letter and sent it to the District's attorney. Don Vogt sent letters directly to AT&T requesting an explanation for the short payment and resolution of the issue.

Conduct Public Hearing to Adopt 2019 Budget: Ms. Blair noted that publication has been made in accordance with statute, and the Board can proceed to conduct a public hearing to adopt the District's 2019 budget. A motion was made by Director Weaver to open the public hearing for the 2019 budget at 3:40 p.m. Upon a second by Director Lash, a vote was taken and the motion carried unanimously. Ms. Blair reviewed the proposed budget with the Board. The Board noted that no homeowners were present for comment. With no further comment, a motion was made by Director Weaver to close the public hearing. Upon a second by Director Tinkey, a vote was taken and the public hearing was closed at 3:53 p.m. Director Lash moved to approve the 2019 budget as presented. Upon a second by Director Tinkey, a vote was taken and the motion carried unanimously.

DIRECTOR'S ITEMS:

Review and Consider Approval of Pool Management Agreement: The new contract reflects a reduction in the number of lifeguards on duty. There will be two lifeguards on duty at all times. If the number of guests increases, the lifeguards will follow the policy of one guard

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present for every 24 swimmers. Director Lash moved to approve the agreement as presented. Upon a second by Director Tinkey, a vote was taken and the motion carried unanimously.

Review and Consider Approval of Proposal for Baby Pool Pump Replacement: The Board reviewed the proposal for the baby pool pump replacement. Director Lash moved to approve the proposal as presented. Upon a second by Director Tinkey a vote was taken and the motion carried unanimously.

Discussion of Electrical Issues at the Entrances: Director Hartman noted that some of the lights behind the letters at the entrances were starting to burn out. Director Hartman separated the connections for easier repair and is currently looking to waterproof the connections to help preserve them. Next, he is looking to repair the on/off switch. Director Hartman and the Board agreed that it would be beneficial to create a procedure manual for the entrance signs to help those in the future to repair and maintain the entrances.

INFORMATIONAL ITEMS:

Upcoming HOA attendance: Director Cornish will be attending in December.

ADJOURNMENT:

There being no further business to come before the Board, Director Weaver moved to adjourn the meeting. Upon motion duly made, seconded and unanimously carried, the meeting was adjourned at 4:31 p.m.

Respectfully submitted,



Secretary for the Meeting