

**MINUTES OF A REGULAR MEETING OF THE
BOARD OF DIRECTORS OF THE
CHAPPARAL METROPOLITAN DISTRICT
HELD OCTOBER 10, 2023**

A special meeting of the Board of Directors of the Chapparral Metropolitan District was held on
Tuesday, October 10, 2023, at 3:00 p.m.

<https://us06web.zoom.us/j/86938479596?pwd=WDFIR3pOV0VCZ3JlcjY2SUthdTdRZz09>

Meeting ID: 869 3847 9596 Passcode: 920485 Telephone: 1 720 707 2699

The meeting was open to the public.

ATTENDANCE:

In attendance were Directors:

Jim Noon, President
Roger Bane, Vice President
Michelle Bates, Treasurer
Jamie DeBrosse, Secretary
Travis Terwilligar, Assistant Secretary

Also in attendance were:

Sue Blair; Community Resource Services of Colorado, LLC

CALL TO ORDER:

Director Noon noted that a quorum of the Board was present, and called the meeting to order at 3:02 p.m.

AGENDA:

There were no new disclosures. The Board approved the agenda as presented.

PUBLIC COMMENT:

No public comment.

POOL REPORT:

No Front Range Recreation Report.

**MEETING
MINUTES:**

Approval of Meeting Minutes: The Board of Directors reviewed the minutes of the September 19, 2023, meeting. Director Bates moved to approve the minutes amended to state “long range projection” for the plastering of the pool. Upon second by Director Bane, a vote was taken, and motion carried unanimously.

FINANCIAL MATTERS:

Payment of Claims: Ms. Blair presented the current payment of claims in the amount of \$12,705.67 with auto payments of \$2,9911.93 totaling \$15,696.90. Director Bane moved to approve the claims as presented, upon second by Director Bates, vote was taken, and motion carried unanimously.

Cash Position Summary Dated October 6, 2023, and Unaudited Financial Statements for the Period Ended September 30, 2023: Ms. Blair reviewed the cash position and financial statements with the Board. Upon motion by Director Bates to accept the financials and second by Director Terwilligar, vote was taken, and motion carried unanimously.

Ms. Blair reviewed the preliminary draft 2024 budget with the Board and noted the public hearing will be held in November.

Antenna Lease Payment Report: Ms. Blair reviewed the report with the Board.

MANAGEMENT ITEMS:

There were none.

DIRECTOR ITEMS:

Consider Approval of the Agreement for Holiday Lighting: Upon motion by Director Bates to approve the agreement for holiday lighting and second by Director Terwilligar, vote was taken, and motion carried unanimously.

Ratify the Pole Light Expense with Dark Star: Upon motion by Director Bane and second by Director DeBrosse, vote was taken, and motion carried unanimously to ratify the expense.

Director DeBrosse will draft an e-mail for the HOA to do an e-blast for holiday decorating volunteers.

Director Bane informed the Board that the irrigation system will be winterized in October and the West Entrance drainage ditch is scheduled for repairs.

Director Terwilligar updated the Board on the security camera that has been installed but is not working at the gate house. He suggested to not pay the invoice until the job is completed and the camera is working correctly. The DVR is recording and is triggered by motion. The Board discussed legal issues regarding surveillance. Director Terwilligar said this is a public place and it can be under surveillance.

During “dumpster day” several Aspire families were rude to residents going to the dumpster.

Director Bates reviewed what maintenance and equipment needs to be addressed at the tennis courts, focusing on the cracked post and gears wearing out.

Director Noon informed the Board that the HOA would like to be able to display approved roofing at the pool house. He will reach out to the HOA with some recommendations.

Director Terwilliger shared how to use google mail and he answered questions from the Board.

**INFORMATIONAL
ITEMS:**

HOA attendance schedule was noted.

ACTION ITEMS:

There were none.

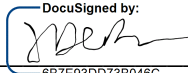
OTHER:

There were none.

ADJOURNMENT:

There being no further business to come before the Board, the meeting was adjourned at 4:40 p.m.

Respectfully submitted,

DocuSigned by:


Secretary for the Meeting