

**MINUTES OF A REGULAR MEETING OF THE  
BOARD OF DIRECTORS OF THE  
CHAPPARAL METROPOLITAN DISTRICT  
HELD MAY 14, 2024**

A regular meeting of the Board of Directors of the Chapparral Metropolitan District was held on Tuesday, May 14, 2024, at 2:00 p.m. The meeting was held virtually, participating through the following link: <https://us06web.zoom.us/j/89490908816?pwd=asmaiA29FblZdD7cjJQ52usCsnSoa8.1>  
Meeting ID: 894 9090 8816 Passcode: 794743

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, Carlos Arreola-Karr and Rhonda Bilek; 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 2:04 p.m.

**AGENDA:**

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

**PUBLIC COMMENT:**

No public comment.

**POOL REPORT:**

Jennifer Thomas with Front Range Recreation appraised the Directors with the following information. The summer flyers will go out the week of May 20<sup>th</sup>. Jenn verified with Director Bates that the cleaning of the club house has been addressed and asked if the small new freezer can be tested. The cleaning has been scheduled and Director Bates will put some otter pops in the freezer for a test. Jenn is requesting the list of pre-designated codes be supplied to FRR, Director Terwilligar will email that list to Jenn. Asked CRS to provide a contract agreement for families requesting membership to sign before the code is issued. CRS will email the agreement. Discussed extending the pool season after Labor Day, this will entail that during the week after Labor Day the pool will not open until after 4:00 p.m. and will be open for regular hours the weekend after Labor Day. The Board asked to have a process for checking out and returning the ping pong paddles and balls, Jenn will work with the staff on this. Will also include folding up the ping pong table and rolling it to the

clubhouse to be out of the direct elements every evening and to roll it out when they open.

Jenn appraised the Board that the Counties are starting to require all public pools have a chemical control system. Arapahoe has not yet passed this requirement but to be aware it is coming.

During FRR first Chapparral staff meeting she will have the wood picnic tables moved out of the pool area, one will be moved to the tennis courts and the other will be moved close to the pool house.

**MEETING  
MINUTES:**

Approval of Meeting Minutes: The Board of Directors reviewed the minutes of the April 9, 2024, meeting. Director Bates moved to approve the minutes as presented. Upon second by Director Terwilligar, 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 \$26,795.07 with auto payments of \$3,274.47 totaling \$30,069.54 Director Bane moved to approve the claims as presented. Upon second by Director Terwilligar, vote was taken, and motion carried unanimously.

Cash Position Summary Dated May 10, 2024, and Unaudited Financial Statements for the Period Ended April 30, 2024: Ms. Blair reviewed the cash position and unaudited financial statements. Director Terwilligar moved to accept the cash position and unaudited financial statements. Upon second by Director Bates, vote was taken, and the financials were accepted.

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

**MANAGEMENT  
ITEMS:**

Verbal Update on City of Centennial Large Community Grant: Mr. Arreola-Karr presented the great news that the City of Centennial awarded Chapparral Metropolitan District the grant of \$6,800 for the picnic tables and the tennis bench. Mr. Arreola-Karr will be receiving more information in the coming week and noted that the city is requesting that Chapparral plan for a community event to receive the plaque.

**DIRECTOR ITEMS:**

Director Reports for items A, B, C and D:

Director Bates talked to ACWWA regarding the oil stains showing up on the tennis court. ACWWA will look at the oil spots and they will address this before the August resurfacing date. Noted that pickle ball lines on the tennis court should be 'blended lines' and should not distract from the tennis court lines.

Director Noon thanked Director Bane for all the repairs that he has been making and ordering of the perennials. Director Bane said the flowers were purchased with a 20% discount and were tax exempt.

The gate which the landscaper uses has been repaired.

The parking lot gate circuit board is not working, and the gate is currently open. The contractor has ordered the part for repair and does not have an

estimated time for when the part will be available. Due to this weekend's 'dumpster day' the Board decided to remove the gate chain and manually close the gate Friday late afternoon and have the HOA manually open on Saturday morning, to prevent unauthorized trash being dumped. Aspire will be notified.

Director Bates said the painting at the club house has started and the fence will be painted the week of May 20. Director Bates asked the Board to approve additional painting of safety lines on the steps and on some outside beams. This to not exceed \$1,500. Upon motion by Director Bates and second by Director Terwilligar, vote was taken, and the additional painting not to exceed \$1,500 was approved.

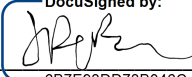
Director Bates will contact Jenn at FRR to have the blue portable baby pool removed.

**INFORMATION  
ITEMS:**

Ms. Blair informed the Board that the current SIPA website will be decommissioned. Chapparral's Steamline site is up and running.

**ADJOURNMENT:**

There being no further business to come before the Board, the meeting was adjourned at 3:30 p.m.

DocuSigned by:  
  
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Secretary for the Meeting