
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors of Cordillera Valley Club Metropolitan District February 18, 2020

The Regular Meeting of the Board of Directors of the Cordillera Valley Club Metropolitan District, Eagle County, Colorado, was held on February 18, 2020 at 8:30 a.m., at the offices of Marchetti & Weaver, LLC, 28 Second Street, Suite 213, Edwards, Eagle County, Colorado, in accordance with the applicable statutes of the State of Colorado.

Attendance The following Directors were present and acting:

- Tom Jaffe
- Suzi Apple
- Kent Myers
- Steve Kiselica
- Bob Engleby (by telephone)

Also in attendance were:

- Ken Marchetti, District Manager
- Cheri Curtis, Secretary to the Meeting
- Erick Gutierrez - Ace Security, Public Safety
- Tom Marcin – Marcin Engineering (By Telephone)

Call To Order

The Regular Meeting of the Board of Directors of the Cordillera Valley Club Metropolitan District was called to order by Director Jaffe, noting a quorum was present.

Disclosure Matters

Directors Engleby and Myers reported that they are also members of the Executive Board of the Cordillera Valley Club Property Owners Association (CVCPOA). There are significant business transactions between the District and the CVCPOA. While both the District and CVCPOA serve substantially the same constituency, transactions between the two entities could constitute a potential conflict of interest. The Board noted, for the record, that this disclosure is restated at this time with the intent of fully complying with laws pertaining to potential conflicts.

Changes to the Agenda

There were no changes.

Public Comment

There was no public comment.

Minutes

The Board reviewed the meeting minutes of the October 22, 2019 Regular Meeting. Upon motion duly made and seconded it was unanimously

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RESOLVED to approve the meeting minutes of the October 22, 2019 Regular Meeting as presented.

**Meeting
Notice**

By motion duly made and seconded it was unanimously

RESOLVED to approve posting notices of meetings online. The 24-hour notice location will be the CVC Gatehouse.

Public Safety Erick Gutierrez informed the Board all of the cameras are working properly. A display of what the cameras show was presented to the Board. The recording is 24-hours a day and are motion activated. No contractors are allowed access through the back gate and traffic at the back gate has decreased.

The Continental system is working great. Contractors have to obtain a sticker from Cordillera Metropolitan District. The system allows the gatehouse to monitor contractors and ensure they are not working outside of allowed hours.

The Gatehouse septic system had drainage issues and with the pipes freezing, the system was not working properly. A plumbing company was hired to snake the pipe and the septic system is working better but will be addressed in the spring. The location of the septic tank is unknown.

Public Safety has addressed an issue with a vehicle traveling throughout CVC at excess speeds. Mr. Gutierrez discussed the issues with the property owner and was able to resolve the problem.

There have been accidents in the 1800 block of Beard Creek Road due to the new curb and gutter, the location being shaded by trees, and the speed of vehicles. Premier Landscaping is putting down cinders in the area and the problem is better. Director Jaffe requested traffic accidents be reported to him.

The speed bump near the west gate has been reinstalled. Both mountain lions and bobcats have been reported in the area. The Board discussed the local issues with mountain lions.

The homeowners list is approximately 90% complete. Mr. Gutierrez is still needing phone numbers from new owners. The Board expressed their satisfaction with Ace Security.

Berm

Mr. Marcin reported Premier Landscaping will need approximately \$148,000 for a deposit for the trees to be planted on the berm. Director Jaffe requested a site plan for the trees along with the number of trees being planted. The trees will be

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a minimum of six-feet high. Smaller trees are planned for the sides of the berm. Director Jaffe suggested holding off on the trees on the sides of the berm since the trees on the side of the berm won't provide a sound mitigation benefit. Director Kisielica questioned the costs compared to budget. Landscaping will extend to the 12th Tee box. The plan is to complete the berm project by fall 2020. The Board suggested purchasing and planting all trees at the same time for a possible cost savings. Slopeside Construction has dirt work to complete from the 12th Tee box to the west end. That area will be planted after the dirt work is completed. Mr. Marchetti suggested the trees purchase should be done through the District for sales tax exemption purposes. Director Engleby stated Premier Landscaping needs the deposit money before placing the tree order. The Board approved issuing a check from the District to Premier Landscaping for the tree deposit.

CDOT had presented a list of requirements for the potential berm in the CDOT right of way on the west end. CDOT representatives have expressed they are not in favor of the berm. Marcin Engineering is trying to schedule a meeting with CDOT to discuss the requirements. CDOT wants the comments addressed before a meeting is scheduled. Director Jaffe would like to attend any meetings with CDOT, when scheduled.

Other

Business

Director Jaffe stated a broker has a client requesting the possibility of drilling a water well. This is not a District issue. The interested party would need to hire a water engineer.

Speed Bumps McNeill Property Management is requesting the Board's input on the date to reinstall the speed bumps. Director Kisielica suggested determining a date prior to the Club opening but after the last snow date. The dates suggested are between April 15 and May 1.

Curb & Gutter

Marcin Engineering is monitoring the curb and gutter situation. There have been questions on potentially redirecting the water that is currently run across Beard Creek Trail as a result of the curb and gutter. Mr. Marcin will re-evaluate the area in May. Director Jaffe asked Director Engleby for input on the location. Director Apple questioned the plan to seed the area. Marcin Engineering will work with Premier Landscaping to schedule the seeding of the area. Director Apple requested a cost estimate before starting the work.

Tom Marcin and Erick Gutierrez left the meeting at 9:16 a.m.

Election DEO

Replacement Ms. Curtis gave the Board an update on the election process. With a change in staff at Marchetti & Weaver's office, a Resolution needs to be approved to replace

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Diane Kovalik with Cher Curtis as the election designated election official (DEO). By motion duly made and seconded it was unanimously

RESOLVED to approve the Resolution appointing Cheri Curtis to replace Diane Kovalik as the DEO.

Bill.com Ms. Curtis presented the concept of using an online service to approve and make payments to vendors. The process is relatively similar to the current process of having invoices approved by one person and checks signed by another Board member except it is done electronically rather than with paper checks. All Board members will continue to view a list of payments to vendors at Board meetings. The Board approved using Bill.com.

January 31, 2020

Financial

Report

The January financial statements were included in the Board packet. The District has already received two RETA deposits in 2020 for a total of \$67,350. Director Apple questioned the status of the multi-unit project at the club house. It was reported the water issues were resolved and the project is proceeding.

2019 Budget

Amendment

There were additional invoices received at the end of 2019 that necessitates the amendment of the 2019 budget. The meeting was published for the public hearing on the 2019 amended budget. The meeting was opened to public comment and upon hearing none, the public hearing was closed. By motion duly made and seconded it was unanimously

RESOVLED to adopt the Resolution to Amend the 2019 Budget.

Accounts Payable

The Accounts Payable report from October 23 thru February 18, 2020 was included in the Board Packet for review. Approval was tabled to the next meeting.

RETA

The Board reviewed the 2019 and 2020 RETA schedules. Director Jaffe requested receiving the reports prior to the Board packets being distributed.

Adjournment There being no further business to come before the Board, upon motion duly made and seconded it was unanimously

RESOLVED to adjourn the Regular Meeting of the Cordillera Valley Club Metropolitan District Board of Directors this 18th day of February 2020 at 9:30 a.m.

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Respectfully submitted,
Cheri Curtis
Secretary for the Meeting