
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors of Cordillera Valley Club Metropolitan District August 15, 2023

A Regular Meeting of the Board of Directors of Cordillera Valley Club Metropolitan District, Eagle County, Colorado, was held on August 15, 2023 at 8:30 a.m. The meeting was held as a teleconference.

Attendance The following Directors were present and acting via teleconference:

- Kent Myers
- Jeff Lamb
- Bob Engleby
- Connie Dorsey

The following Director was absent and excused:

- Rick Jablonski

Also, in attendance via teleconference were:

- Ken Marchetti, Marchetti & Weaver
- Erin McCauley, Marchetti & Weaver
- Tom Marcin, Marcin Engineering
- Mike Henritze, The Club at Cordillera
- Erick Gutierrez, Public Safety
- Rick Mueller, Homeowner

Call To Order

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

Disclosure Matters

Directors Myers, Engleby and Dorsey are 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.

Agenda

The Agenda was reviewed, and it was requested to add the topic of lighting to the operations section. The agenda was approved as amended.

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Minutes The Board reviewed the meeting minutes of the May 16, 2023 regular meeting, and the July 18, 2023 special meeting. Upon motion duly made and seconded it was unanimously

RESOLVED to approve the meeting minutes of the May 16, 2023 regular meeting and the July 18, 2023 special meeting.

**Public
Safety**

Mr. Gutierrez provided an update on the Gatehouse Solutions software. There have been issues with the residents not using the software for all the intended purposes and features. Currently only ten to fifteen residents are using the software. Various other challenges with the system were discussed, as well as possible solutions.

The Board discussed transponders being issued to Club members for the purpose of easily identifying those vehicles and individuals entering the community. Upon a motion duly made and seconded, it was unanimously

RESOLVED to approve the requirement for all Club members to be issued a transponder.

A wildlife update was given, bear activity is occurring at the Juniper Ridge job site, the builder has been notified. During the summer, fifteen to twenty wildlife calls were reported.

**Marcin Engineering
Update**

Director Engleby and Mr. Marcin are working on a study for replacement of street lights to include replacement parts, what to save or salvage, and what to be taken down for reuse. Various sizes and fixtures are available as options. The preference is to identify a fixture that will be comparable to the current fixtures but more modernized, with LED lighting. Posts will be preserved, as well as the bars that hang the fixtures, though these may need to be powder coated to restore. This project would be best to complete in the spring of 2024, but Mr. Marcin will look into the timing to see if perhaps it could be completed in 2023. A fixture, lumens, color, etc., still need to be identified.

The berm sustained heavy elk damage during 2023, replacement of damaged trees is required.

Drainage projects are underway. Additional areas have been identified where dirt has come across the roads during rainstorms and erosion is occurring on the roadsides.

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Club Parking

A meeting was held with homeowners and the Club Residences regarding the proposed parking addition project. Mr. Marcin requested a liaison from the Metro District Board and the Club to talk to the residents regarding the project. Mr. Rick Mueller voiced concerns regarding the project. Director Lamb provided background on the project. Photos and questions submitted by Mr. Mueller to the Board were reviewed and discussed. The Board will continue to study the matter to determine the best course of action.

Financial Report

Mr. Marchetti reviewed the current legislation regarding the requirement for an annual meeting for Metropolitan Districts and the various topics that must be discussed in that meeting. It was proposed to hold this annual meeting immediately preceding the next District Board meeting, which has been rescheduled from October 17th to October 24th, 2023.

Mr. Marchetti presented the July 31, 2023 financial statement as well as the preliminary 2024 budget which shows two versions currently, one to reflect Proposition HH passing and another if it does not pass. By motion duly made and seconded it was unanimously

RESOLVED to accept the July 31, 2023 financials as presented.

Accounts Payable

The Accounts Payable report was included in the board packet for review. By motion duly made and seconded it was unanimously

RESOLVED to ratify payments which have been made and approve the invoices not yet paid.

Adjournment

There being no further business to come before the Board at this time, by 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 15th day of August 2023.

Respectfully submitted,

Erin McCauley

Erin McCauley
Secretary for the Meeting