

# RECORD OF PROCEEDINGS

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## MINUTES OF THE REGULAR MEETING OF THE SMOKY HILL METROPOLITAN DISTRICT HELD JUNE 24, 2019

The Regular Meeting of the Board of Directors (“Board”) of the Smoky Hill Metropolitan District (“District”) was held on Monday, June 24, 2019, at 7:02 p.m., at 5405 South Telluride Street, Centennial, Colorado. The meeting was called to order by Director Stitt.

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### ATTENDANCE

#### Directors in attendance:

Mark Sobczak  
Carol Stitt  
Clint Walker  
Jake Dalton  
Brandan Sackett (by phone)

#### Also in attendance:

David Green, District Accountant  
John Bofenkamp, Operations Manager  
Jerry Dionisio, Homeowner  
Peg Sage, Homeowner  
Joey Pacheco, Homeowner  
Darwin Johnston, Homeowner  
Rodger Robertson, Homeowner  
Kim Williams, Homeowner  
Michael Krull, Homeowner  
Judy Sharp, Homeowner

### PUBLIC COMMENT

Mr. Johnston asked about the perimeter fence around Richfield and Buckley Road that has not been replaced and asked if it will be. Chairman Sackett replied that the fence does not belong to the Metro District and repairs would be the responsibility of others.

Mr. Robertson said a neighbor approached him about trees that need to be cut down at Telluride and Belleview and also at Belleview and Salida. Mr. Bofenkamp will take a look to determine responsibility for this.

Ms. Williams mentioned that the weeds are unruly at the entrances to Smoky Hill. The Metro District

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has treated the weeds on multiple occasions and will continue to address the issue.

### MINUTES

Upon motion duly made by Director Walker, seconded by Director Dalton and unanimously carried, the Board approved the Minutes of the May 20, 2019 regular meeting.

### FINANCIAL REPORT

The Board reviewed the current financial report. Upon motion duly made by Director Dalton, seconded by Director Walker and unanimously carried, the Board accepted the financial report.

### OPERATIONS REPORT

Mr. Bofenkamp reported on general maintenance issues for the District. He is looking for an additional employee for the summer. The position is posted on the Metro District website.

Mr. Pacheco mentioned that a tree at Big Sandy Park still needs to come down as mentioned in the May meeting. Mr. Bofenkamp to follow up on a second quote for the project and report to the Board for approval.

### BOARD MEMBER REPORT/ POOL LIAISON/POOL PARK

Chairman Sackett reported that the diving boards have been repaired. Heating loop on outside of filter temp sensor was placed incorrectly and is causing the heater to not come on at appropriate times, which was a risk to injector pump. He met with boiler repairman and got the temp sensor moved to correct the issue.

Chairman Sackett has two quotes for installers for tennis courts and hockey rink. Both are approximately \$189,000 for post-tensioned slab over the existing surface. The current proposal will keep one tennis court and split other court into pickleball and basketball courts. The price would include surfacing at the hockey rink. Upon motion duly made by Director Walker, seconded by Director Dalton and unanimously carried, the Board accepted the proposal from Evergreen Tennis Courts, Inc. to complete the work.

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Upon motion duly made by Chairman Sackett, seconded by Director Walker and unanimously carried, the Board ratified approval to replace pool chairs in an amount not to exceed \$10,000.

Upon motion duly made by Director Dalton, seconded by Director Sobczak and unanimously carried, the Board determined to table the discussion of the purchase of picnic tables and umbrellas in an amount not to exceed \$10,000 until a future meeting.

### LEGAL REPORT

Director Sobczak is reviewing correspondence between the Board and legal counsel regarding approved action items. This correspondence will be a helpful reference for future discussions. Director Walker mentioned that it would be helpful to put those items on digital media.

Director Sobczak noted that the maximum occupancy in clubhouse is 67 persons. The Board is liable for fines and assessments by the City's Fire Marshall if occupancy is exceeded. Maximum occupancy has been added to rental agreement along with non-smoking clause, penalties for losing keys and a rule that proof of insurance must be provided for bounce houses. Director Stitt will distribute new agreement to Board members.

### BOARD MEMBER REPORT SCHEDULING/WEBSITE /EMPLOYEE LIAISON

Director Stitt distributed June clubhouse calendar, which will be posted to the website and in the clubhouse.

The Metro District does not appear to have a contract with Waste Management for trash removal and Mr. Bofenkamp has found an alternate for a less expensive option.

### BOARD MEMBER REPORT/GRANTS/BIG SANDY PARK

Director Walker has been meeting with community members who would be interested in helping with grant applications for improvements in parks to make the parks more attractive to all members of the community. A volunteer meeting will be held June 26th, at 7:00 p.m. at the clubhouse.

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Director Walker presented the Board with proposals for two (2) shaded benches at Big Sandy Park.

Director Walker has spoken to homeowners who want to know when the Metro District owned chain link fences will be replaced and whether they can install privacy fences behind the chain link fences. Director Stitt commented that homeowners can install their own privacy fences. The Metro District will make repairs as needed.

### BOARD MEMBER REPORT/ BIG ROCK PARK

Director Sobczak had nothing to report.

### BOARD MEMBER REPORT CHAIRMAN

Chairman Sackett had nothing to report.

### BOARD MEMBER REPORT/CRESTLINE PARK

Director Dalton had nothing to report.

### UNFINISHED BUSINESS ADJOURNMENT/NEW BUSINESS/

There being no further business to come before the Board, upon motion duly made by Director Sobczak, seconded by Chairman Stitt and unanimously carried, the meeting was adjourned at 8:12 p.m.

### NEXT MEETING

The next meeting of the Board is scheduled for July 22, 2019, at 7:00 p.m. at the regular meeting location.

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Secretary

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APPROVED:

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Brandan Sackett

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Carol Stitt

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Clint Walker

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Mark Sobczak

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Jake Dalton