

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF THE SMOKY HILL METROPOLITAN DISTRICT

HELD JUNE 27, 2022

The Regular Meeting of the Board of Directors (“Board”) of the Smoky Hill Metropolitan District (“District”) was held on Monday, June 27, 2022, at 7:00 p.m. The meeting was held virtually via Zoom. Links and call-in information are provided at www.SHMD.info. The meeting was called to order by Chair Stitt.

ATTENDANCE

Directors in attendance:

Carol Stitt
Joey Pacheco
Tom Mehl
Jerry Dionisio
Jude Buemi

Also in attendance:

John Bofenkamp, Operations Manager
Andrea Ellerbrock, Moderator
Marjie Shulsinger, Recording Secretary
David Green, District Accountant
Darcy Schenden, representing Smoky Hill Sharks
Sharon Calhoun, Resident and Homeowner
Peg Sage, Resident and Homeowner
Stefanie Pacheco, Resident and Homeowner
Caryn Winkler, Resident and Homeowner
Mark Sobczak, Resident and Homeowner
Justin Renaud, Resident and Homeowner
Andy Ledford, Resident and Homeowner
Carl Schuldies, Resident and Homeowner

MINUTES

Director Pacheco made a motion to table the approval of the May 23rd meeting minutes until the July 25th District Meeting. Director Pacheco would like all Directors to review his notes of the meeting before approving the June Minutes. Director Mehl seconded and the motion was unanimously approved.

PUBLIC COMMENT

Carl Schuldies would like to schedule reoccurring Smoky Hill Homeowner’s Association Community Club meetings at the clubhouse.

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Ms. Winkler asked if anyone was assigned to oversee Arrowhead Park. Director Pacheco volunteered to oversee Big Sandy Park and Arrowhead Park

Ms. Sage commented that the plantings around the entrances of the District look nice.

Mr. Sobczak had questions about Director Pacheco's acceptance of assignments on the Board.

FINANCIAL REPORT

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

OPERATIONS REPORT

Mr. Bofenkamp reported on District Maintenance.

BOARD MEMBER REPORT / CHAIR/LEGAL LIAISON/POOL PARK CHAIR STITT

Chair Stitt reported that the Department of Local Affairs has made grants available to Special Districts to help with the cost of hiring and retaining Lifeguards. The grant request is due Tuesday, June 28th. Chair Stitt has submitted a request for a \$10,000 grant. Chair Stitt also gave an update on the Big Sandy grant project and the placement of the shade shelter. Chair Stitt reported that after reviewing shade shelter placement options, it was determined the best place for the shade shelter is near the playground equipment. To place the shade shelter near playground equipment an additional \$38,111.61 will be needed. Upon motion duly made by Chair Stitt, seconded by Director Dionisio and unanimously carried, the Board approved the change order for \$38,111.61 made payable to Playworks. Chair Stitt reported that all of the fitness stations are completed at Big Sandy Park. Lastly, Chair Stitt reported that there are two dead trees in the Pool Park that need to be cut down.

Director Mehl reported that the irrigation of Gold Rush Park is finished; however, some of the sprinkler heads still need to be updated. Director Mehl also reported that 10 trees have been planted in the park. Crestline still has one irrigation issue that will need to

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BOARD MEMBER REPORT /
VICE CHAIR /EMPLOYEE LIAISON/GOLD
RUSH PARK /
CRESTLINE PARK /
DIRECTOR MEHL

be addressed. Director Mehl further reported that Crestline Park will need to have a physical street address to be able to begin work on the pickleball courts. Director Mehl suggested that all Parks should have addresses for First Responders.

BOARD MEMBER REPORT
SECRETARY/TREASURER/ SECURITY,
WEBSITE /ZOOM COORDINATOR
DIRECTOR DIONISIO

Director Dionisio researched the cost to provide electrical outlets to major intersections at District entrances. The cost to expand electricity past the current single outlet at the intersection of Telluride and Smoky Hill would exceed \$25,000. Director Dionisio felt that there are more urgent needs for the District. Director Dionisio reported that the first two stairs coming from the Clubhouse parking lot are a trip hazard as is the metal grate across the sidewalk down to the clubhouse. Upon motion duly made by Director Dionisio, seconded by Director Buemi and unanimously carried, the Board authorized the replacement of the two clubhouse stairs, metal grate and a powder-coated handrail in the amount of \$14,296.00. Director Dionisio reported that people are trespassing in the pool after normal pool hours. Upon motion duly made by Director Dionisio, seconded by Director Buemi and carried with Director Pacheco voting nay, the Board authorized the installation of a new security camera system in the pool area in the amount of \$5,772.38.

BOARD MEMBER REPORT /
ASSISTANT VICE CHAIR/POOL LIAISON/
CLUBHOUSE SCHEDULER/BIG ROCK
PARK
DIRECTOR BUEMI

Director Buemi felt additional clarifying wording should be added to the Clubhouse rental exemption. Currently, the agreement says the Smoky Hill Homeowners Association (HOA) is exempt from all fees relating to Clubhouse use. Director Buemi would like to clarify this section. Director Buemi made a motion to change the wording in the rental agreement to state “The District and the HOA Board meetings that are held every second Tuesday of the month are exempt from all fees and deposits.” Chair Stitt suggested the motion be tabled after Board

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discussion. Director Buemi withdrew the motion to add additional verbiage to the rental agreement until a discussion could be had with the HOA. Director Buemi made a motion to revise the clubhouse usage fees for nonprofit organizations to \$10.00 per meeting for District nonprofits and \$20.00 per meeting for non-District nonprofits. The motion was seconded by Director Dionisio. After discussion Director Buemi withdrew the motion to gather more information. Director Buemi then provided an update on the pool season. Upon motion duly made by Director Buemi, seconded by Director Dionisio and unanimously carried, the Board approved extending the closing time of the pool to 9:00 pm on Saturday, July 9th, Friday, July 22nd, Saturday, July 30th and Friday, August 5th. Upon motion duly made by Director Buemi, seconded by Director Dionisio and unanimously carried, the Board approved the allocation of \$840.00 to hire three lifeguards to cover the additional pool hours.

BOARD MEMBER REPORT/
ASSISTANT VICE CHAIR/BIG SANDY
PARK/ARROWHEAD PARK
DIRECTOR PACHECO/

Director Pacheco volunteered to be the Big Sandy and Arrowhead Parks liaison. Director Pacheco reported on discrepancies in the hours posted for the District's parks signage. Director Pacheco offered to update all District park hours on Google Maps as well as research all park signs in all parks to ensure they are all uniform. Director Pacheco also reported on a grant training opportunity offered on July 22. Director Pacheco felt it might be a beneficial class for Directors. Director Mehl is interested in attending the class.

UNFINISHED BUSINESS

Chair Stitt reported on the Smoky Hill Road widening project. Chair Stitt has sent a second email to Marlo Alston as well as an email to Nancy Sharp, the Arapahoe County representative, and has yet to receive a response. Chair Stitt will continue to contact a Centennial representative.

Director Buemi reported that the District needs to decide on the type of material for the pool shade shelter to be able to continue to pursue bids. Upon motion duly made by Director Buemi, seconded by Director Dionisio and unanimously carried, the Board approved the pool shade shelter be constructed of

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steel.

Director Pacheco suggested a committee of Board members be formed to review the Bylaws and suggest changes to the Policies and Procedures manual. Director Pacheco and Director Mehl volunteered for the committee.

NEW BUSINESS

No new business.

ADJOURNMENT

There being no further business to come before the Board, upon motion duly made by Chair Stitt, seconded by Director Pacheco, and unanimously carried, the meeting was adjourned at 9:07 p.m.

NEXT MEETING

The next meeting of the Board is scheduled for July 25, 2022, at 7:00 p.m. via Zoom webinar.

Recording Secretary

APPROVED:

Carol Stitt

Joey Pacheco

Jude Buemi

Tom Mehl

Jerry Dionisio