



Heather Gardens Metropolitan District

HEATHER GARDENS METROPOLITAN DISTRICT REGULAR BOARD MEETING Thursday, February 22, 2018

The regular meeting of the Board of Directors of the Heather Gardens Metropolitan District was held in the office of the District, 2888 S. Heather Gardens Way, Arapahoe County, Colorado, on Thursday, February 22, 2018.

The Secretary certified that all Directors have been duly notified and at least three notices of the meeting were posted in public places within the limits of the District, all in accordance with Section 32-1-903, C.R.S. as amended; that a copy of the agenda with specific agenda items where possible for the meeting was duly posted in designated place within the limits of the District, in accordance with Section 24-6-402(2)(c), C.R.S.; that a quorum was present; and that the meeting hence was duly constituted and could lawfully transact business as contemplated.

CALL TO ORDER: President Baldwin called the meeting to order at 1:00 p.m. on Thursday, February 22, 2018. A quorum was present.

MEMBERS PRESENT: Directors Craig Baldwin, Gary Hizer, Bill Archambault and Sandra Rosenberg.

MEMBERS ABSENT: Bonnie McMullen (Excused)

STAFF PRESENT: General Manager Calvin White, Controller Brian Herrera.

GUESTS PRESENT: Jennifer L. Ivey with Icenogle Seaver and Pogue.

CHANGES OR ADDITIONS TO THE AGENDA:

APPROVAL OF MINUTES:

Motion made by Director Baldwin, seconded by Director Hizer and passed unanimously that the Heather Gardens Metropolitan District Board of Directors approve the minute from the Regular meeting on January 21, 2017 as corrected.

GENERAL MANAGER'S REPORT: A written report of staff accomplishments is on file with in the Business Office for residents to read as well as on the website.

REPORTS:

President: President Baldwin announced that the HGMD Regular Election is May 8th. He asked if anyone was interested in running for the Board that they fill out a Self-Nomination Form. Self-Nomination Forms are due March 2nd at 5:00 p.m.



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Treasurers Report (Bill Archambault): Director Archambault reported that the Budget and Finance Committee will hold a Special Meeting on March 7th to review the January and February financials.

Clubhouse/Restaurant Committee (Rosenberg): Report Distributed. Met on February 8th. The Clubhouse Manager mentioned that she is looking for volunteers for the 9 News Health fair that is scheduled Monday, April 30th. The restaurant manager reported that the restaurant will be closed Saturday, February 24th for the carpet installation.

Foundation Committee (McMullen): Report Distributed. Director McMullen reported that the Committee is looking for members. The Committee is working on a new brochure.

Golf Committee (Hizer): Report Distributed. Director Hizer reported that the Golf Committee discussed the Ad that was placed in a Golf Magazine. Committee member, Debra Madril is working with the new Parq Apartments next door to develop a flyer for the golf course.

Golf Staffing Adhoc Committee (Rosenberg): Report Distributed. Director Rosenberg reported that the Committee met on February 6th. The HGA Manager provided preliminary information on staffing. The Committee Chair was still meeting with other nine-hole golf courses.

- Gary Ford, a member of the Campus Technology Committee gave a brief presentation regarding video conferencing for meetings.

UNFINISHED BUSINESS:

- 1. Consider Approval of Arapahoe County Election Drop-Off Box at Clubhouse:** Motion made by Director Rosenberg, seconded by Director Archambault and passed unanimously that the Heather Gardens Metropolitan District Board of Directors approve the installation of an Arapahoe County Election Drop-off Box. The Box will be located on the South West end of the tennis courts and North of the paved area that is between the tennis courts and the Clubhouse. The boxes are like "tanks" and very safe and hardy and nearly fire proof. Arapahoe County will also install a surveillance camera and keep the video for 25 months. There is no cost to the District associated with this project. This project will be referred to the February meeting for final approval.
- 2. Consider Approval of Rules Related to Facilities Policies and Rules:** The Heather Gardens Metropolitan District has established some General Rule for residents, guests and other persons at or using the District Facilities. The rules apply equally to all person, including residents, owners, guest, worker, or general public. The Rules once adopted will pertain to all property and facilities owned and/or operated by the District, including, but not limited to the Rendezvous restaurant, golf course and pro shop, maintenance facilities, Linvale Place,



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clubhouse, recreational vehicle parking lot, and the community garden (collectively the "District Facilities") to ensure maximum enjoyment and usage of the District Facilities by its residents and public in general and to establish a basis for conduct of persons using the District Facilities.

Motion made by Director Rosenberg, seconded by Director Hizer and passed unanimously that the Heather Gardens Metropolitan District Board of Directors approve the Rules pertaining to the District Facilities as described above.

- 3. Consider Approval of Rules and Regulations of Heather Gardens Metropolitan District Pertaining to Appeals and Enforcement of District Policies and Rules:** Motion made by Director Archambault, seconded by Director Rosenberg and passed unanimously that the Heather Gardens Metropolitan District approve the "Rules and Regulations of Heather Gardens Metropolitan District pertaining to Appeals and Enforcement of District Policies and Rules".

NEW BUSINESS:

- 1. Consider Amending (PM) G-1, Golf Committee Standards and Procedures:** Motion made by Director Hizer, seconded by Director Archambault and passed unanimously that the Heather Gardens Metropolitan District Board of Directors rescind all the changes that were made to (PM) G-1, Functions and Policy Manual dated January 12, 2018.
- 2. Consider Accepting (PM) PPC-1, Property Policy Committee Functions and Manual Policy.** Motion made by Director Archambault, seconded by Director Rosenberg and passed unanimously that the Heather Gardens Metropolitan District Board of Directors accept the Property Policy Committee Functions and Manual Policy and refer the PPC Policy Manual to the March meeting for final passage.
- 3. Consider Amending Clubhouse/Restaurant Committee Policy and Functions Manual:** Motion made by Director Rosenberg, seconded by Director Archambault and passed unanimously that the Heather Gardens Metropolitan District Board of Directors accepts the amendment made to (PM) C/R-1, Clubhouse/Restaurant Committee, Functions and Policy Manual, and refer PM C/R-1, for final passage at the March meeting.
- 4. Consider Approval of Frolics Contract:** Motion made by Director Rosenberg, seconded by Director Hizer and passed unanimously that the Heather Gardens Metropolitan District Board of Directors approve the Frolics Rental Agreement Contract. The rental agreement is for the period beginning January 1, 2018 and ending December 31, 2018.



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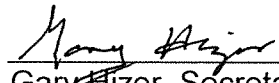
5. **Sealcoat Building 250 Parking Lot (\$7,509.18):** Motion made by Director Archambault, seconded by Director Rosenberg and passed unanimously that the Heather Gardens Metropolitan District Board of Directors award a contract to Metro Pavers Inc, to complete the sealcoat application to the asphalt surface at Building 250 parking lot for a cost of \$7,509.18. This project is \$149.82 under budget.

OTHER BUSINESS:

RESIDENTS WISHING TO ADDRESS THE BOARD:

1. A resident spoke regarding marketing on the light rail.
2. A resident spoke regarding the HGMD Board Election.
3. A resident commented on the video conferencing.
4. A resident asked about the Parking Garages.
5. A resident made a comment regarding the Rules related to Facilities Policies and Rules.
6. Another resident commented on the Rules Related to Facilities Policies and Rules.

MEETING ADJOURNED: 3:00 p.m. The Next Regular HGMD Meeting is Thursday, March 22, 2018 at 1:00 p.m.



Gary Flizer, Secretary