

**HEATHER GARDENS METROPOLITAN DISTRICT
SPECIAL MEETING
Thursday, August 29, 2019**

The special 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, August 29, 2019 at 2:00 P.M.

CALL TO ORDER: President Rosenberg called the meeting to order at approximately 2:00 P.M. on Thursday, August 29, 2019. A quorum was present.

BOARD MEMBERS PRESENT: President Sandra Rosenberg, Vice President Craig Baldwin, Treasurer Bill Archambault, and Director David Funk.

BOARD MEMBERS ABSENT: None.

STAFF PRESENT: General Manager Calvin White, Controller Brett Miller, and Board Assistant Evelyn Ybarra.

GUESTS PRESENT: Jennifer Ivey, Icenogle Seaver Pogue, P.C., 2 members of the HGA Board, Mary Hafka with Heather n' Yon, and approximately 12 members of the public were present.

APPROVAL OF MINUTES: Motion made by Vice President Baldwin, seconded by Treasurer Archambault, and passed unanimously to approve the minutes of the July 18, 2019 Regular Meeting as written.

CONSIDER APPOINTMENT TO VACANCY ON THE BOARD: President Rosenberg stated that legal counsel had verified the eligibility of the two candidates for the Board. The candidates are Holly Hileman and Michael George. Rosenberg introduced Mrs. Hileman and asked her to make a statement to the Board. Mrs. Hileman spoke about her background and interest in serving on the Board. Vice President Baldwin spoke on behalf of Mr. George who was unable to attend the meeting. Vice President Baldwin made a motion to nominate Michael George to fill the vacancy on the HGMD Board, seconded by Treasurer Archambault. The Board approved the motion unanimously.

AGENDA: After review and discussion of items 6. a and b. the agenda was amended to add item 6.c.

GENERAL MANAGER'S REPORT: General Manager White's Report was included in the packet. There were no comments or questions.

REPORTS OF DIRECTORS COMMITTEES AND PROFESSIONAL CONSULTANTS:

Treasurer's Report: Treasurer Archambault reviewed the Report that was included in the packet. There were no comments or questions.

Clubhouse/Restaurant Committee: No Report.

Golf Committee: Treasurer Archambault reviewed with the Board his Golf Committee Report dated August 13, 2019 which was included in the meeting packet. There were no comments or questions on the Golf Committee Report.

Foundation Committee: President Rosenberg reviewed with the Board her Foundation Committee Report dated August 14, 2019 which was included in the meeting packet. There were no comments or questions on the Foundation Committee Report.

Reserve Subcommittee: No Report.

Property Policy Committee: Director Funk distributed and reviewed his Preliminary Report. There were no comments or questions on the Property Policy Committee Report.

President's Report: President Rosenberg reported at the July 18th Regular meeting the Board approved a motion to extend the filing deadline for the 2018 Audit Report but that the request for extension was denied because the 2017 Audit Report was not filed timely. Treasurer Archambault and President Rosenberg met with the Auditors prior to the Special meeting to review and approve the 2018 Audit Report for immediate filing. The final audit report was included in packet and will be discussed later in the agenda as a motion to consider ratification. The Manager's 2020 Budget draft and summary is scheduled to be delivered to the Board members by Friday, September 13th, with a budget workshop starting September 30th.

UNFINISHED BUSINESS:

- a.) **Consider approval of the Property Policy Procedure Memorandum:** Motion made by Director Funk, seconded by Treasurer Archambault to approve the Property Policy Procedure Memorandum with three revisions and effective date as a final approval of the Heather Gardens Metropolitan District's Rules and Regulations. This motion passed unanimously.
- b.) **Consider approval of the Clubhouse/Restaurant Procedure Memorandum:** Motion made by Vice President Baldwin, seconded by Treasurer Archambault to approve the Clubhouse/Restaurant Procedure Memorandum with one revision to delay the effective date as a final approval of the Heather Gardens Metropolitan District's Rules and Regulations. This motion passed unanimously.
- c.) **Consider approval of the Rules and Regulations:** It was noted that the Rules and Regulations were near final but were waiting on the adoption by the Heather Gardens Association (HGA) of the revised legal enforcement and appeals provisions it is considering. It was noted by an HGA Board member in attendance

that it may be several months before the HGA adopts its updated provisions. Ms. Ivey noted that the Rules and Regulations already include sufficient legal enforcement and appeals decisions but were being held at the direction of the Board so that the HGMD provisions could be modified, if needed and to the extent legally possible, to dovetail with the HGA provisions. President Rosenberg noted that the HGMD Rules and Regulations could be amended in the future if needed. Motion made by Vice President Baldwin, seconded by Treasurer Archambault to approve the Rules and Regulations with one revision. This motion passed unanimously.

NEW BUSINESS:

- a.) **Consider ratification of the 2018 HGMD Financial Audit Report:** Motion made by Treasurer Archambault, seconded by Vice President Baldwin. This motion passed unanimously.
- b.) **Consider approval of the Golf Course Rates for 2020:** Motion made by Treasurer Archambault, seconded by Vice President Baldwin. This motion passed unanimously.
- c.) **Consider approval of the removal of the expiration date from the 40 Play Golf Punch Cards:** Motion made by Treasurer Archambault, seconded by Director Funk. This motion passed unanimously.
- d.) **Consider approval of the purchase of Golf Clubs from the Lottery Account at a cost not to exceed \$2,400:** Motion made by Treasurer Archambault, seconded by Vice President Baldwin. This motion pass unanimously.

OTHER BUSINESS:

- a.) **Consider Appointment of Committee Chair to Foundation Committee:** Vice President Baldwin asked to be Chair of the Foundation Committee and to appoint Michael George as Chair to the Clubhouse/Restaurant Committee. President Rosenberg agreed to the appointment as recommended by Vice President Baldwin.

Treasurer Archambault expressed concern over the increasing of the Full Time Employee expenditures reflected on the Monthly Operation Analysis for the Clubhouse and the Golf facilities. He recommends that the budget be adjusted in those two areas.

Director Funk suggested further discussion is needed on how the Board should report the RV fee revenue. Attorney Jennifer Ivey advise the Board that this should be discussed in an Executive Session after the Regular Board meeting on September 19th. The Board approved.



Heather Gardens

METROPOLITAN DISTRICT

OPEN FORUM:

A resident asked if the Golf Committee had refused a donation of Golf Clubs from the Ladies Golf Committee.

A resident was grateful to know that the expiration for the 40 Punch Card was being removed.

A resident expressed disapproval of the removal of the expiration date of the 40 Punch Card.

ADJOURNMENT: The Board adjourned at 3:22 P.M.

The next regular HGMD Meeting is Thursday, September 19, 2019 at 1:00 P.M.



Bill Archambault, Treasurer and Secretary