

# RECORD OF PROCEEDINGS

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## MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE CHAPPARAL METROPOLITAN DISTRICT

HELD  
June 14, 2016

A regular meeting of the Board of Directors of the Chapparral Metropolitan District was held on June 14, 2016, at 3:00 p.m. at the South Metro Fire Station No 42; 7230 S Parker Rd, Foxfield, CO. The meeting was open to the public.

### ATTENDANCE:

In attendance were Directors:

Garry Cornish; President  
Gerald Weaver; Vice President  
Thomas Lash; Secretary/Treasurer  
James Neumann; Assistant Secretary  
Steve Cooper; Assistant Secretary

Also in attendance were:

Sue Blair and Angie Kelly; Community Resource Services of Colorado, LLC  
Jaylene Jones; Front Range Recreation  
Rolayne Sellers; HOA Board President, resident  
Dan Hartman; HOA Board member, resident

### CALL TO ORDER:

Director Cornish noted that a quorum of the Board was present, and called the meeting to order at 3:01 p.m.

### AGENDA:

The Agenda was presented, as posted; no items were added or deleted.

### PUBLIC COMMENT:

None presented.

### PREVIOUS MEETING MINUTES:

Approval of Minutes: A motion was made by Director Lash to approve the minutes with a correction to indicate Director Lash joined the May 10, 2016 meeting telephonically. Upon a second by Director Neumann, a vote was taken and the motion carried unanimously.

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## FINANCIAL ITEMS:

Payment of Claims: Ms. Blair presented a register that reflected payments to be made. Director Weaver moved to approve the payments totaling \$24,521.36 represented by checks #3156-#3166. This includes the addition of 2 checks for \$188.38 each for permits to finalize the front entranceway projects. Upon a second by Director Lash, a vote was taken and the motion carried unanimously.

Cash Position & Financial Statements: Ms. Blair presented the District's Cash Position & Financial Statements dated May 31, 2016. No questions were presented by the Board.

Antenna Lease Payment Report: Ms. Blair presented the latest income report, which reflects cellular antenna lease payments received by the District through May 31, 2016. The total of lease payments received in 2016 thus far is \$38,928.75.

## MANAGEMENT ITEMS:

Landscape Contract: A contract was provided for the work to be done by Ron Davis and Aaron Davis. This includes a waiver for worker's compensation insurance as Ron Davis and Aaron Davis do not carry this insurance and the District will not be employing Ron Davis or Aaron Davis. The contract was reviewed by the Board and Ron Davis. One correction was the mailing address for Ron Davis and Aaron Davis; they provided the correct address and the correction will be made. Director Weaver moved to approve the contract with the address correction. Upon a second by Director Lash, a vote was taken and the motion carried unanimously.

## ENTRANCEWAYS:

Update on Project: Director Cooper reported that the work is set to begin on Monday, June 20. The Board agreed to put up the signs that were created to inform the residents that the project is being funded by Chapparal Metropolitan District in early July. Director Cooper also reported that the road work being done by Centennial will drop the road by two feet. The contractor will have to set transits to determine the correct elevation for the signs given this change in grade by Centennial. Director Cooper is working with the contractor on this matter.

## DIRECTOR'S ITEMS:

Director Lash delivered the signed contract for the summer swim team. Director Lash also requested attendance to the SDA conference. The Board agreed to his attendance.

Director Weaver expressed concern to Jaylene Jones with Front Range Recreation that the sign-in sheets at the pool were not being

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utilized. Ms. Jones assured the Board she would have the staff begin using the sign-in forms immediately.

## INFORMATIONAL ITEMS:

Ms. Sellers informed the Board that the July HOA Board meeting would be held at the pool.

Jaylene Jones from Front Range Recreation attended the meeting to update the Board on the first part of the pool season. Ms. Jones informed the Board that the door codes are having issues. The program is not allowing her to change the entry times for the Board members. She gave the Board the 24-hour code that Front Range Recreation uses. It was also reported that there was one minor mechanical issue: an air leak in the pump. However, this was repaired and no further issues have come up.

Mr. Hartman requested the list of pool codes from Ms. Jones so he can add them to the HOA website: the secure portion that members can login for their personal information.

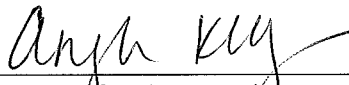
Ms. Sellers noted again that the swim team is too big: the numbers need to be controlled next year.

It was also requested that the pool schedule be extended to August 11 as not all schools are back in session early. Ms. Jones agreed to move the reduced hours from August 3 to August 11. Ms. Jones also reported that the request was made for more shade at the pool area. The Board acknowledged the request.

## ADJOURNMENT:

There being no further business to come before the Board, Director Cooper moved to adjourn the meeting. Upon a second by Director Neumann, a vote was taken and the motion carried unanimously. The meeting was adjourned at 4 p.m.

Respectfully submitted,

  
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Secretary for the Meeting