

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

OF THE PARK MEADOWS METROPOLITAN DISTRICT

Held: Monday, June 27, 2016 at 5:00 P.M. at the Lone Tree Civic Center, 8527 Lone Tree Parkway, Lone Tree, Colorado.

Attendance:

A regular meeting of the Board of Directors of the Park Meadows Metropolitan District was scheduled in compliance with the laws of the State of Colorado, with the following directors in attendance:

Greg Kelly
Sharon Van Ramshorst
Roger Pearson
Steve Parry

Also present were:

Harvey Fields; resident; Fred Hammer, resident; Joyce Lew; Heritage Hills Metropolitan District; Jack Swift, Heritage Enclave; Greg Mandel; resident; Robin Price, The BrightView Group; John Cotten and Taylor Goertz, TTG Corp.; Wynne Shaw, Lisa Albers and Jeff Holwell, City of Lone Tree; Whitney Miller, Park Meadows BID; Bob Blodgett, Patrick Shannon and Kim Herman, CliftonLarsonAllen LLP; Tamara Seaver, Icenogle Seaver Pogue, PC.

Call to Order/ Declaration of Quorum:

Director Kelly, noting the presence of a quorum, called to order the regular meeting of the Board of Directors of Park Meadows Metropolitan District at 5:00 P.M. Upon a motion duly made by Director Kelly, which motion was seconded by Director Pearson, the Board excused the absence of Director Haning.

Directors Matters/Disclosure Matters:

None.

Public Comment:

Director Kelly reported that all public comments should be directed to the Board and not engage the consultants in a back and forth discussion during this section of the agenda.

RECORD OF PROCEEDINGS

Jack Swift, President of the Heritage Enclave HOA reported that their six in-ground lights were upgraded and replaced in 2001. He stated that due to careless lawn mowing the lights have been destroyed over the past few years. The HOA has been making repairs to them. He reported the cost to replace the six lights is approximately \$250 each. The Heritage Enclave would like the District to participate in the costs of the replacement of the lights. The Board asked that Mr. Swift provide a proposal from the Heritage Enclave for review at the July meeting regarding possible participation by the District.

Mr. Hammer complemented the District on the recent distribution of a newsletter regarding the May Director's Election and other updates on projects in the District.

Mr. Mandel reported that in the Yosemite medians there are 5 to 10 trees that are dead and have to be replaced. There are perennials that are not coming up annually. He asked that the Board review these medians and improve their appearance.

Approval of Agenda:

After review and discussion, and upon motion of Director Kelly, which motion was seconded by Director Pearson, the Board of Directors approved the agenda as presented.

Consent Agenda:

Director Parry moved approval of the Consent Agenda, comprising minutes of the May 16, 2016 regular meeting and Denver Water Usage report. The motion was seconded by Director Kelly, and approved unanimously by the Board of Directors.

Director Parry asked why water usage for the first three months of the year seemed to be higher than in the past?

Discussion Agenda:

Landscape Maintenance/ Construction Items:

June Landscape Maintenance Report:

Ms. Price presented the June Landscape Maintenance Report to the Board. The Board accepted the Report.

Proposed Work Orders:

Ms. Price reviewed with the Board the proposed Work Orders for June comprising (1) Tree Replacement Lincoln Islands, Yosemite Islands, Mark Meadows Drive and Acres Green for a total cost of \$15,188; (2) Cobble Lights at

RECORD OF PROCEEDINGS

Enclave and Black Rock on Yosemite for a total cost of \$1,690, and (3) Remove Large Juniper on Lone Tree Parkway Across From Library for a total cost of \$2,775.

Director Kelly reported that some of the Honey Locust trees on Park Meadows Drive and Parkway Drive look like “sticks with leaves”. Perhaps these should be replaced in 2017.

After discussion, the Board deferred action on the Tree replacement on Lincoln Islands, Yosemite Islands, Park Meadows Drive and Acres Green to the July meeting.

After discussion, the Board deferred action on the Cobble around the lights at Enclave and Black Rock on Yosemite to the July meeting. Director Kelly stated he did not believe cobble was the solution. Director Van Ramshorst expressed concern about the District expanding its landscape maintenance responsibility into the replacement of in-ground lights.

Director Pearson moved that the Board of Directors approve the proposed work order for the removal of the large Juniper. The motion was seconded by Director Van Ramshorst and approved unanimously by the Board.

Other:

None.

Construction Projects
Lone Tree/PMMD
Joint Cooperative Projects:

Tuck Point: Mr. Cotton reported this work for 2016 has been completed by Chancery.

Parkway Drive Landscaped Median Construction: Mr. Cotton reported Denver Water should be able to approve the tap this week and the work by BrightView will begin.

New Northbound Yosemite Right Turn Lane at Park Meadows Drive: Mr. Cotton reported that bids open July 7th. The construction time frame is August 8th to October 31st.

County Line Road Improvement Study: Mr. Cotton reported this project is proceeding as discussed at the May meeting.

Lincoln Avenue Pedestrian Bridge: Mr. Cotton reported the 80% plans are complete. Lone Tree is working on the GMP contract. Lone Tree anticipates work starting in September

RECORD OF PROCEEDINGS

and being completed in spring of 2017.

Sunningdale Median Improvements: Mr. Cotten reported the median improvements will be complete within the next few weeks. .

2016-2021 CIP:

Mr. Blodgett reviewed with the Board. The Board accepted the report.

:

Financial Items:
June 24, 2016 Cash Position:

Mr. Blodgett reviewed with the Board. Following discussion, Director Pearson moved acceptance of the June 24, 2016 Cash Position Report. Director Van Ramshorst seconded the motion, which was unanimously carried.

May Claims:

Mr. Blodgett then presented the District's claims for the month of May totaling \$169,347.91. Director Pearson moved to approve the claims as presented. Director Van Ramshorst seconded the motion which was approved unanimously by the Board. The Board asked that the total costs of the preparation of the newsletter be provided to the Board at the July meeting.

Manager's Items:
The Yard at Lone Tree
Metropolitan District:

Mr. Holwell reported that Lone Tree must approve the Service Plan by September 20th in order to have a November organization and debt election by the new District encompassing The Yard. The new district will require overlap consent from Park Meadows Metropolitan District since they are providing some of the same services. The plan contemplates 9 restaurant pad sites at this point.

The Board asked that the Service Plan be sent as soon as possible for review.

Website Update:

No report.

Referrals:

Mr. Blodgett reviewed with the Board. The Board authorized "no comment" on the referrals.

November 8, 2016 Election:

The Board directed Mr. Blodgett to respond to Douglas County that the District will not be having a November election.

RECORD OF PROCEEDINGS


Other: None.

Attorney Items None.

Director's Items
Improved Technology: Director Parry volunteered to review this issue and provide a recommendation at the July Board meeting.

Other Items: Mr. Blodgett introduced Patrick Shannon as an intern assisting the District this summer for CLA.

Adjournment: There being no further business to come before the Board, upon motion made by Director Pearson, second by Director Parry, the meeting was adjourned at 6:40 P.M.



Secretary