

MINUTES OF THE REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF  
COTTONWOOD METROPOLITAN DISTRICT

July 27, 2016

A regular meeting of the Board of Directors of the Cottonwood Metropolitan District was held on Wednesday July 27, 2016 at 7:00 p.m. at the 8334 Sandreed Circle, Parker, Colorado 80134. Those Board members present were:

Rick Nielsen	President/Chairman
Om Prasad	Vice Chairman
Tobi Firtel	Treasurer
Phil Cantrell	Secretary
AJ Olson	Board Member

Also Present was:

Anthony Boone	Financial Consultant
Bret Baird	Baird Grounds Maintenance LLC
Luis Tovar	Mulhern MRE, Inc.

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Mike Vespoli

M3M4 Industries, LLC (Security  
Cameras)

Mr. Nielsen called the meeting to order and noted that a quorum was present.

Ms. Firtel moved to accept the agenda. Mr. Olson seconded the motion and the agenda was approved unanimously.

Mr. Prasad moved to accept the Minutes of the June 22, 2016 meeting. Mr. Cantrell seconded the motion and it carried unanimously.

Mr. Olson moved to accept the Minutes of the July 6, 2016 meeting. Mr. Prasad seconded the motion and it carried unanimously.

#### SECURITY CAMERAS

Mr. Mike Vespoli met with the Board at the West Parking lot to review the camera set up and answer Board questions about the security cameras.

Mr. Olson and Mr. Baird volunteered to monitor the cameras. Mr. Prasad also volunteered to fill in when Mr. Olson or Mr. Baird were not available.

Mr. Nielsen noted that the Metropolitan District should purchase two laptops to monitor the security cameras. Mr. Vespoli recommended Action Computers as a vendor for affordable laptops.

#### COTTONWOOD WATER & SANITATION DISTRICT

Mr. Luis Tovar noted that the Cottonwood Water & Sanitation District has approved \$2,500 for improvements to their storage shed in the Metropolitan District's maintenance yard. Mr. Tovar also said that the Water & Sanitation District would be issuing a RFP (Request

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for Proposal) to dismantle the old sewage treatment tank on the property.

Mr. Tovar noted that the final report on the Snowberry well shows a capacity of 300 gallons per minute. This gallon per minute production is not enough to serve Crown Point's requirements. The Water & Sanitation District will re-drill this well farther south toward the Cottonwood Drive Bridge.

Mr. Tovar thought that the Cottonwood Metropolitan District might be able to use the Snowberry well to irrigate the East Park. Mr. Baird will check with our hydrology engineers to see what could be irrigated with the 300 gallons per minute production. Mr. Baird said that he did not believe that the 300 gallons per minute would be enough to irrigate the East and the West Parks. Mr. Prasad asked if a waterline would still have to be drilled under Cherry Creek. Mr. Tovar and Mr. Nielsen said that this line would not have to be drilled.

Mr. Baird estimated that it would cost around \$6,000 to properly screen the fence around the storage yard. Mr. Tovar said he would ask the Cottonwood Water & Sanitation District if they would share equally in this cost. Mr. Baird said that he might be able to install the screening over the winter. Mr. Baird was asked to double-check his screening estimate.

#### WEBSITE

Mr. Boone received a request from the Parker Hawks Football Team requesting three days of pre-season practice. The Board agreed to allow the Hawks Football Team to use the west field for three practice days.

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## TOWN OF PARKER

Ms. Firtel and Mr. Nielsen attended the Parker Town Council Meeting on July 18, 2016. Mr. Nielsen addressed the Council and voiced the concerns of Cottonwood residents regarding the traffic congestion and noise that will happen when Cottonwood Drive is expanded to four lanes. Mr. Nielsen said he would go to future Council Meetings regarding this matter.

## TREASURER'S REPORT

1. Invoices: The list of invoices received to date was reviewed by Mr. Boone. Following discussion of the invoices presented for payment, Ms. Firtel moved to approve check numbers 1001 thru 1015. Mr. Cantrell seconded the motion and it carried unanimously.
2. 2015 Audit: Mr. Boone noted that an extension was filed with the State Auditor's Office extending the audit deadline to September 30, 2016. Ms. Firtel moved to approve the audit extension. Mr. Cantrell seconded the motion and it carried unanimously.

## DEBT AUTHORIZATION ELECTION

The Board reviewed the ballots issue language. Mr. Boone questioned our attorneys on the complicated legal language in the ballots. The District's attorney, Casey Lekahal, said that the legal language was necessary because of the TABOR requirements.

Mr. Boone noted that the language could still be changed and this would be discussed at the August Board Meeting. Mr. Boone was

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directed to invite Mr. Lekahal to the August Board Meeting to answer Board questions regarding the ballot language.

Ms. Firtel moved to approve the attached Resolution of Board of Directors Regarding Election. Mr. Prasad seconded the motion and it carried unanimously.

#### MAINTENANCE REPORT

Mr. Baird presented the Board with the attached Maintenance & Improvements Report dated July 27, 2016.

Mr. Nielsen asked Mr. Baird to order an extra hockey net.

Mr. Boone mentioned that Weed Wranglers has not been contacted this year for weed control. Mr. Nielsen said that he was not happy with their work last year. Mr. Baird said that he would be able to handle the weed spraying this year. Mr. Prasad moved to authorize up to \$3,000 for weed control for Baird Ground Maintenance. Mr. Olson seconded the motion and it carried unanimously.

#### DEVELOPER ITEMS

Mr. Boone had nothing new to report.

#### COMMUNITY TRASH

Mr. Prasad will follow up on this matter.

#### MAILBOXES

Mr. Boone said that the District's attorneys said that the Metropolitan District could only provide mailbox maintenance on property it owns.

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There being no further business, upon motion duly made seconded and unanimously carried, the meeting was adjourned sine die.

Respectfully submitted,

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Phil Cantrell, Secretary