

MINUTES OF THE REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
COTTONWOOD METROPOLITAN DISTRICT
June 24, 2020

A regular meeting of the Board of Directors of the Cottonwood Metropolitan District was held on Wednesday June 24, 2020 at 7:00 p.m. at the 8334 Sandreed Circle, Parker, Colorado 80134. Those Board members present were:

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

Also Present were:

Anthony Boone	District Manager
Bret Baird	Baird Grounds Maintenance LLC

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.

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Mr. Olson moved to accept the Minutes of the May 27, 2020 meeting. Mr. Cantrell seconded the motion and it carried unanimously.

WEBSITE & PARK RESERVATIONS

Mr. Boone was contacted by the Parker Police regarding handicap access to the hockey rink. Members of a wheel chair lacrosse group have been using the facility. The lacrosse group used a loose board to access the rink. Mr. Baird has repaired this board and the group no longer has access. Mr. Baird was directed by the Board to look into a long-term solution for this problem. Mr. Nielsen asked if the Town of Parker's hockey rink is handicap accessible.

Mr. Boone noted that he has received a lot of questions on the website regarding real estate closing costs for Cottonwood Highlands Homeowners Association. Mr. Boone has provided contact information for the requests.

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, Mr. Cantrell moved to approve check numbers 2225 thru 2240. Ms. Firtel seconded the motion and it carried unanimously.

IRRIGATION SYSTEM

Mr. Baird reported that the booster pump is scheduled for completion by 6/30/2020. Mr. Baird also said that the bore under Cherry Creek is complete, Cottonwood Drive is nearly complete and all of the work should be completed this month.

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Mr. Baird mentioned that the District should be receiving credits on the contract from pipe that won't be installed because of the bore under Cherry Creek.

Mr. Boone noted that there is a completion penalty clause in Brightview's contract. If the contractor does not complete the project by the substantial completion date referenced in the contract, a daily penalty fee is assessed to the contractor. Mr. Boone pointed out that delays occurred that were beyond the control of the contractor, therefore the penalty clause should not apply in this case. Mr. Boone asked the Board if they would waive the substantial completion date penalty. The Board agreed under the circumstances to waive the penalty.

Mr. Boone requested the Board ratify the attached contract with Synergy Excavation LLC for the boring under Cherry Creek. Mr. Olson moved to ratify the attached contract. Mr. Cantrell seconded the motion and it carried unanimously.

MAINTENANCE REPORT

Mr. Baird presented the Board with the attached Maintenance & Improvements Report dated June 24, 2020.

Mr. Baird noted that two of the sand digger playground rides are broken and would cost about \$1,200 each to replace. Mr. Baird will look in to the cost of repairing the equipment versus replacing the equipment.

Mr. Nielsen asked Mr. Baird how long would it take him to replace the equipment. Mr. Baird estimated that this would take four hours.

Mr. Nielsen asked for a motion to authorize up to \$3,000.00 to replace or repair the sand diggers. Mr. Cantrell moved to authorize up

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to \$3,000.00 for sand digger repairs. Mr. Olson seconded the motion and it carried unanimously.

Mr. Cantrell noted that there are about fourteen dead trees in the East Park. Mr. Olson asked if the five trees from Tract C would be moved to replace the dead trees. Mr. Baird noted that the five trees from Tract C would be moved to the hockey rink area.

The Board discussed the replacement of the dead trees in the park. Mr. Baird recommended the trees be replaced with Hackberry trees as they do well in Colorado.

Mr. Cantrell moved to authorize up to \$20,000.00 for tree replacements. Mr. Olson seconded the motion and it carried unanimously.

Mr. Nielsen asked about the cracks in the parking lots. Mr. Boone noted that the parking lots were sealed in 2019. Mr. Nielsen asked Mr. Baird to ask the contractor to come back and look at the work and get back to the Board with his findings.

Mr. Nielsen asked Mr. Baird to make repairs to the bridge just south of the pump house.

Mr. Nielsen asked Mr. Baird if he was watering during the day. Mr. Baird said that he sometimes waters during the day to catch up. Mr. Baird noted that when the new irrigation system is complete, this would not be a problem.

Mr. Nielsen asked Mr. Boone to contact the Cottonwood Water & Sanitation District regarding the new water restrictions and what effect this would have on the Cottonwood Metropolitan District watering.

Mr. Cantrell noted that a football team was practicing in the East Park this afternoon. Mr. Cantrell told the team that team activities

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require a permit from the Board. Mr. Cantrell told the coaches not to come back without a permit.

The Board directed Mr. Boone to order four signs that stated team play is not allowed for the 2020 and 2021 years.

COTTONWOOD WATER & SANITATION DISTRICT SUBDRAIN VAULTS

Mr. Boone reviewed the plats in the area. The Cottonwood Water & Sanitation District looked for sanitary sewer plans for Filing 10. The problem is in area Filing 10B. Mr. Boone will relay this information to the Water & Sanitation District and the Douglas Count Public Works in hope of obtaining these sewer plans.

DEVELOPER ITEMS

Mr. Boone reported that Cottonwood Highlands Filing 7 is up for final review by the Town of Parker.

DIRECTOR ABSENT

Mr. Prasad was out of town this evening on business and could not attend the Board Meeting. The Board excused Mr. Prasad absence.

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

Respectfully submitted,

Phil Cantrell, Secretary