



MINUTES

APPROVED

Cordillera Metro District

Cordillera Property Owners Association

Regular Meeting, July 12, 2019

In Attendance

CMD Board of Directors	CPOA Board of Directors
David Bentley, President (Term to 2022)	Ed Shriner, President (Term to 2019)
Eugene McGuire, Vice President (Term to 2022)	Mike Grier, Vice President (Term to 2020)
Cheryl Foley, Treasurer (Term to 2022)	Ron Haynes, Treasurer (Term to 2021)
John Van Deusen, Assistant Treasurer/Assistant Secretary (Term to 2020)	Jerri More, Secretary (Term to 2020)
	Larry Brooks, Assistant Treasurer/Assistant Secretary (Term to 2019)

Others Present:

Rachel Oys, general manager; Alan Pogue, legal counsel ; Trevor Broersma, operations director; Tracy Stowell, office manager; Barry Smith, public safety director; Heather Mathews, finance manager; Dominique Jones, equestrian center manager; Cliff Simonton, community planning manager; Fernanda Bazani, human resource manager and members of the public: Debbie Brady, Charlene Koegel, Vince Leome, Ted Eubank, Monte Irion, Harry Jasper, Steve Houk, Keith Mullenger and Mike Henritze.

Call to Order

CMD Board of Directors	CPOA Board of Directors
Director Bentley called to order the Regular Meeting of the Cordillera Metropolitan District at 9 a.m.	Director Shriner called to order the Regular Meeting of the Cordillera Property Owners Association at 9:01 a.m.

Declaration of Quorum/Director Qualifications

All board members acknowledged receiving notice of the regular meeting at least 72 hours in advance. No conflicts of interest were noted.

Approval of Agenda

CMD Board of Directors	CPOA Board of Directors
Director Foley moved to approve the July 12, 2019, Regular Meeting Agenda. Seconded by Director Van Deusen.	Director More moved to approve the July 12, 2019, Regular Meeting Agenda. Seconded by Director Brooks.

Upon motion duly made and seconded, the Board approved the July 12, 2019, Regular Meeting Agenda.	Upon motion duly made and seconded, the Board approved the July 12, 2019, Regular Meeting Agenda.
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Approval of Consent Agenda

CMD Board of Directors	CPOA Board of Directors
Director Foley moved to approve the Consent Agenda. Seconded by Director Van Deusen. Upon motion duly made and seconded, the Board approved the May 10, 2019, Meeting Minutes.	Director More moved to approve the Consent Agenda items. Seconded by Director Haynes. Upon motion duly made and seconded, the Board approved the May 10, 2019, Meeting Minutes.

Public Comment

- Public comment topics included: positive recognition for the new hiking signs, Short Course conditions, fly fishing improvements; inquiry regarding the Eagle River Water Sanitation state citation; concern about parking on Stag Gulch for community/Club events; and reminder regarding the CPOA call for nominations.

Joint Agenda Items for Boards Discussion and Direction

2020 Budget

- Rachel Oys referred to the 2020 Budget Planning calendar. CMD and CPOA will host the budget hearing on November 8, 2019.

Dates	Action Items	Descriptions
July 12	Board Meeting	Review Planning and Budget Process
July 14-17	Worksheets	Develop 2020 Worksheets with Quarterly Breakouts
July 17	Management Team Meeting	Kickoff 2020 Budget Planning
July 29	Presidents and Treasurers Meeting	Review 2019 Medical and Retirement Benefit Plans with Hays Consulting
July 31	Management Retreat	Strategic Planning
August 12-16	Payroll	Update 2020 Payroll Projections
August 16	Draft Budgets	Management Team Submit Draft Budgets
August 19-23	Budget Review	Department Meetings to Review Budgets
August 23	Workplans	Management Team Submit Draft Workplans
August 23	Management Retreat	Review Budgets
August 25	Assessed Valuations	Obtain County Assessed Valuations

August 29-30	Presidents and Treasurers Meeting	Review Budgets
September 2-6	Budget Materials	Prepare Materials for Board Meetings
September 12	Board Presidents and Treasurers Meeting	Review and discuss draft budget
September 12-13	Board Meetings	Tour Facilities, Present Initial Draft of Budget and Considerations
October 24-25	Presidents and Treasurers Meeting	Review Revisions Incorporated and Recommend to Full Board
November 8	Board Meetings	2019 Supplemental Changes and Budget 2020 Hearing
November 29	Property Owner Mailing	Send CPOA/CMD Budgets and Memo to Property Owners (Service Plan)
December 10	Mill Levy	Final Certification of Value from Eagle County Assessor
December 15	Mill Levy Certification	CMD Certified Levies due to Eagle County
December 31	DOLA Submission	Service Plan Due

Note: Subject to change.

Management Team Report

- Chili Cook-Off is scheduled for September 6, as part of the first Friday monthly Meet and Greet.

CPOA Agenda Items for Board Discussion and Direction

Vacate Lot Line – Quinn

- The Board considered a request to vacate the Quinn lot line.
- Lot consolidations will be incorporated into the review process of the Design Review Guidelines. Staff will work with the Assessor's Office to analyze the revenue lost and gained.

CPOA Motion: Director Brooks moved to approve to vacate the Quinn lot line. Seconded by Director Grier. Upon motion duly made and seconded, the Board approved the motion.

Short Course Water Leak

- The CPOA Board discussed the expenditure of \$68,000 to sleeve the intake pipe with thermoforming PVC. Eco-Matrix to perform the permanent repair along with a crane to remove one of the pumps for access over 2-3 days in late July/early August. The water system is leaking at a minimum of 20,000 gallons a day when the pond is left stagnate with no pumps running for 24 hours. The leak increases to 30,000-gallons when it is under suction to pump the water for the feature or out to irrigation heads.

CPOA Motion: Director Shriner moved to approve the expenditure of \$68,000 to sleeve the intake pipe with thermoforming PVC by Eco-Matrix. Seconded by Director Grier. Upon motion duly made and seconded, the Board approved the motion.

Upon motion duly made and seconded, the Board approved the motion.

2018 Audit and 2019 Quarterly Financials

- Heather Mathews reviewed the annual audit findings with the board -- noting no significant recommendations nor findings were made by the auditors. Procedures and policies surrounding the operations of the Finance Department will continue to be refined. Language surrounding item #13, Pending Legal Matters, was discussed. Director Shriner asked about adding insurance coverage language regarding the pending legal matters. The audit for 2018 is final, but notes to include language on the 2019 audit have been made and will need to be included with the letter from Association legal counsel.
- Link: [CPOA 2018 Audit](#)

CMD Agenda Items for Board Discussion and Direction

2018 Audit and 2019 Quarterly Financials

- Heather Mathews reviewed the annual audit findings with the board -- noting no significant recommendations nor findings were made by the auditors. Procedures and policies surrounding the operations of the Finance Department will continue to be refined. Director Bentley suggested that any additions made to the pending legal matters for CPOA also be added into the CMD audit. Notes were also made to delete any reference in the 2019 CMD Audit to "Authorized, Unissued Debt", as the 5-year approval period has passed. Director Foley asked for clarification on items that were reviewed in the Presidents' and Treasurers' meeting summary from June 3.
- Link: [CMD 2018 Audit](#)

Meeting Resolution

- An Amended and Restated Meeting Resolution was adopted by the CMD Board.

CMD Motion: Director Foley moved to adopt Amended and Restated Meeting Resolution. Seconded by Director McGuire. Upon motion duly made and seconded, the Board approved the motion.

CMD and CPOA Executive Session

10:31 a.m. Directors Van Deusen and McGuire moved to enter Executive Session pursuant to Section 24-6-402(4)(f)(I), C.R.S. (CMD) for the purpose of receiving legal advice regarding the CSMN Litigation.

10:31 a.m. Directors More and Grier moved to enter Executive Session pursuant to Section 38-33.3-308(4)(a), C.R.S. (CPOA) for the purpose of receiving legal advice regarding the CSMN Litigation.

12:32 p.m. Directors Van Deusen and McGuire moved to conclude the Executive Session.

12: 32 p.m. Directors Grier and Brooks moved to conclude Executive Session

Present: CMD Directors Bentley, McGuire, Van Deusen and Foley as well as CPOA Directors Shriner, Grier, Haynes, More and Brooks.

Also present: Rachel Oys, general manager, and Alan Pogue, legal counsel.

No action was taken in executive sessions.

CMD Adjournment

CMD Board of Directors

Director Foley moved to adjourn the Regular Meeting of the Cordillera Metro District at 12:33 p.m. Seconded by Director Van Deusen.

Upon motion duly made and seconded, the Board adjourned the Regular Meeting of the Cordillera District.

CPOA Adjournment

CPOA Board of Directors

Director Grier moved to adjourn the Regular Meeting of the Cordillera Property Owners Association at 12:33 p.m. Seconded by Director Haynes.
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Upon motion duly made and seconded, the Board adjourned the Regular Meeting of the Cordillera Property Owners Association.
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Meeting Schedule

- The remaining regularly scheduled CMD and CPOA Board meetings for 2019 will be as follows: Sept. 13 and Nov. 8. All meetings are scheduled to begin at 9 a.m. in the large conference room of the Cordillera Administration Building at 408 Carterville Road, Cordillera, Colorado, 81632. Meetings will be canceled when there are no time sensitive or substantive topics for board discussion.