

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF DANCING WILLOWS METROPOLITAN DISTRICT HELD THURSDAY, JUNE 15, 2017

A special meeting of the Board of Directors of the Dancing Willows Metropolitan District was held on June 15, 2017, at 6:30 p.m., at the Dancing Willows Clubhouse, 11893 W Long Circle, Littleton, CO 80127.

ATTENDANCE

The regular meeting of the Board of Directors of the Dancing Willows Metropolitan District was called and held, as shown, in accordance with Colorado law. The following Directors were present:

Susan Root
Nancy Carson
Robert Faiks
Bobby Thomas
William Anderson

Also present were:

Sue Blair and Angie Kelly, Community Resource Services
Greg Root
Kay Jackson
Bob Carson
Bob & Jo Wessels
Bob Raguso
Donna Thomas
Pat Keller
Carol Swomley
Rita & Jim McCall
Michael Wadrich
Julius & Eleanor Perino
Alice Olm
Alan & Caroline Fettner
Irene Jalistas
MaryAnn Crecisor
Joleen Smith
Kathy Jenkins
Linda Rohlman
Thomas Nolan
Richard & Laurel Morris
Bill Clore
Richard Molenaar
Ken Kaul

CALL TO ORDER

The meeting was called to order at 6:31 p.m. There were no potential conflicts that were disclosed.

AGENDA APPROVAL

Director Anderson moved to approve the agenda as presented. Upon a second by Director Faiks, a vote was taken and the motion carried unanimously.

Director Anderson moved that the Board approve the consent agenda as presented. Upon a second by Director Thomas, vote was taken and motion carried unanimously:

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CONSENT AGENDA

- Approval of minutes from the Regular Meeting held March 9, 2017.
- Ratification and Approval of Claims for check nos. 2194-2216, totaling \$19,001.92 and check nos. 2217-2223, and totaling \$7,946.04.
- Financial Statements for the Period Ending May 31, 2017

Treasurer's Report: Director Faiks reviewed the financial statements with the Board.

DIRECTOR'S ITEMS

Discussion Regarding Refinancing: Ms. Blair reviewed a memorandum from Alan Matlosz with the Board. There were four scenarios discussed with the Board:

- Level annual savings – matching current maturity schedule in 2041
- November 2017 close – matching current maturity schedule in 2041
- Tale end savings – shortens the final maturity date to 2036
- 30-year amortization extending the final maturity date to 2046

Director Faiks reviewed the scenarios with the Board and added an additional scenario whereby the District's assessed valuation increases, the principal amount on the bonds could be paid earlier.

After discussion, the Board requested additional information which would be discussed at a scheduled special meeting.

Rules and Regulations To Pool Keys: Director Anderson stated that many times the selling resident fails to pass on their pool key to the new buyer. There have been 4 new keys issued because of this issue and these residents have been charged a \$25 replacement charge. Director Anderson suggested a rule change and thinks the HOA needs to add keys to the closing documents. Director Faiks moved to approve the key charge. Upon second by Director Thomas, a vote was taken and motion carried unanimously.

GOCO Grant with Foothills Park and Recreation: Director Thomas explained what the GOCO grant is and that he and Director Root are working with Foothills Park and Recreation to have a better chance on getting the grant. The District needs

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to have their plan ready to send to GOCO. The grant would fund 75% of a project and the District would fund the other 25%. The Board is asking residents to send in ideas for the park concepts. This is going to be 2-5 year process to finalize.

Proposal for Concrete Work & Update on Seal Coating:

Director Thomas reported that he met on site with Todd Zoeller with Brown Brothers regarding a proposal for concrete work and an update on the seal coating project. He is waiting for an updated proposal and requested that the Board consider approving the combined work:

Phase I – Roundabout (traffic circle)..... \$11,841.00

Phase II – W. Ida Drive Fire Access.....\$12,587.00

Director Carson moved to approve the expenditure. Upon second by Director Anderson, vote was taken and motion carried unanimously. Director Thomas thanked Ms. Kelly for her persistence in contacting Brown Brothers.

MANAGER'S REPORT

Waiver of Subrogation from the Patio HOA: Ms. Blair reported that the District's insurance carrier has opined that all three HOAs would need to request a waiver of subrogation, and that the District should not move forward unless all three are in favor.

Additional Charges to Parking Rules and Regulations: Director Root reviewed current Rules and Regulations. She suggested that they should add a restricted parking area for the pool and the clubhouse. After discussion, there was no action taken by the Board.

Bid for Electrical Panel Labeling: Law Electric has provided a bid to re-label the electrical panel at the pool for \$300.00. Director Anderson moved that the Board approve the expenditure. Upon second by Director Thomas, vote was taken and motion carried unanimously.

Bid for Pool Area Lighting / In-Pool Lighting Update: Director Anderson moved that the Board approve a proposal from Law Electric in the amount of \$875.00 to repair the in-pool lighting. Upon a second by Director Thomas, vote was taken and motion carried unanimously.

Director Anderson next reviewed a bid in the amount of \$4,450 to install at light pole and light by the hot tub. After discussion, the expenditure was not approved by a majority of the Board.

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Special District Association Conference Attendance: All the Directors except Director Thomas will be attending.

Ms. Blair requested that the Board consider changing the September meeting date from September 14th to September 21st due to attendance at the SDA Conference. Director Anderson moved that the regular meeting on September 14th be cancelled, and that a special meeting be scheduled for September 21st. Upon second by Director Carson, vote was taken and motion carried unanimously.

LANDSCAPE
COMMITTEE

The Board thanked all the volunteers that helped out with Community Volunteer Day.

FENCE/MONUMENT

There was no report.

POOL COMMITTEE

Director Anderson reported:

- There has not been any further damage in the restroom from the leak.
- The hot tub is working well with the new boiler.
- The pool heater Flue has been replaced and is working well.
- The pool will need to be re-plastered in the next couple of years and the Board should budget for that expenditure in 2018 or 2019.

STREETS, SIDEWALKS,
UNDERDRAINS
COMMITTEE

There was no additional report.

CLUBHOUSE
COMMITTEE

Director Carson reported that she has been working on obtaining carpet samples for the Clubhouse and requested that the Board consider samples that she brought in. In addition, Director Carson requested that the Board approve an expenditure not to exceed \$7,000 to replace the carpet. Director Root moved to approve the expenditure. Upon second by Director Faiks, vote was taken and motion carried unanimously.

HOA REPORTS

There were none.

PUBLIC COMMENT

Ms. Debbie Gomez addressed the Board regarding the District's parking regulations and her belief that she is being harassed.


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She indicated that there was damage to her truck when it was tagged with a parking violation. Further, she requested that the Board intervene with her aggressive neighbors. The Board responded that if she feels threatened in any way she should contact the Sheriff's Department and file a complaint.

ADJOURNMENT

There being no further business to come before the Board, upon motion duly made, seconded and unanimously carried, the Meeting was adjourned at 8:30 p.m.

Respectfully submitted,



Secretary for the Meeting