

# RECORD OF PROCEEDINGS

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## MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF DANCING WILLOWS METROPOLITAN DISTRICT HELD THURSDAY, MARCH 8, 2018

A regular meeting of the Board of Directors of the Dancing Willows Metropolitan District was held on March 8, 2018, 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:

#### BOARD MEMBERS:

- Susan Root, President
- Bobby Thomas, Vice President
- William Anderson, Secretary
- Robert Faiks, Treasurer
- Nancy Carlson, Director

#### PUBLIC ATTENDANCE:

- Sue Blair, CRS of Colorado; District Manager
- Bob Wessels, Homeowner
- Greg Root, Homeowner
- Bill Bristol, Homeowner
- Bob Carson
- Carol Swomley
- Ken Kaul
- Kathy Webber
- Clint Flynn
- Jim Clifton
- Lee and Judy Jennings
- Jim Wilson
- Debbie Gomez
- Donna Thomas
- Mike Tycksen
- Thomas Nolan

### CALL TO ORDER DISCLOSURE OF CONFLICTS OF INTEREST

The meeting was called to order by Susan Root, President at 6:30 p.m. As indicated by the Board members listed above, a quorum was present and there were no conflicts of interest.

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## AGENDA APPROVAL

Approved as presented.

## CONSENT AGENDA

Upon motion duly made by Director Anderson and seconded by Director Thomas, and upon vote, the consent agenda was approved as presented.

- The minutes of the December 14, 2017 meeting, as amended.
- Ratify Payment of Claims – check nos. 2297-2311.
- Financial Statements for the Period Ending February 28, 2018.

## PUBLIC COMMENT

Debbie Gomez asked if the District had filed a claim with the agent of the person who hit the parking sign. Ms. Blair responded that staff has been in touch with the agent, and explained to those present that the sign was hit by a car that slid into it.

## DIRECTORS ITEMS

Treasurer Report: Director Faiks distributed a spreadsheet showing property value changes from 2015 to 2017. Percentage changes varied substantially. Mr. Bristol asked if Director Faiks had considered the senior exemption under The Homestead Act as that could be a contributor to the variances.

Director Faiks recommended that a telephone sale procedure be implemented whereby a member of the community could make an authorize purchase on behalf of the District. The resident would have to contact a Board member who has a store credit card, to see if they would be available to authorize a purchase. At the checkout, the resident would have the cashier contact that board member for authorization of the purchaser. No action was taken by the Board.

Discussion ensued regarding the use of a cash card for Carol Swomley to make purchases on behalf of the District. Director Thomas moved that a cash card in the amount of \$1,000 be provided to Ms. Swomley. Upon second by Director Anderson, vote was taken and motion carried unanimously.

Consideration of Municipal Broadband for 2018 Ballot: Director Faiks presented the Board with a Resolution and draft ballot question for consideration on the May 8, 2018 ballot. If the question passes, it would allow the Board to investigate the benefits and costs of providing broadband within the community. Discussion ensued with those in attendance regarding the costs vs. the benefits. Cathy Noon, former Mayor

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of the City of Centennial and Senior Manager with CRS, discussed the processes the City went through and what the community might expect. Director Anderson moved that the Board put the question on the ballot for consideration by the District's electors; adopt the Resolution pending final legal review; and not to spend any money on this effort. Upon second by Director Faiks, vote was taken and motion carried unanimously.

Review and Consider of Perfect Pools Agreement:

Ms. Blair reported that four bids had been received to replaster the pool, and she recommended that the Board approve the proposal from Perfect Pools in the amount of \$55,962. Director Anderson moved for approval of the proposal, noting that Perfect Pools is also the pool manager and has been very responsive. The work would be scheduled for the spring of 2019, and a \$2,000 deposit would be needed. Upon second by Director Thomas, vote was taken and motion carried unanimously.

Keesen Landscape Management Contract: Director Carson moved that the Board approve the contract as presented, including the addendum option for a one year extension. Upon second by Director Anderson, vote was taken and motion carried unanimously.

## MANAGER'S REPORT

Ms. Blair reviewed the Manager's Report with the Board.

## COMMITTEE REPORTS

Landscaping: Ms. Swomley reported that dates have been established for the community days for 2018. They are as follows:

- Saturday, May 12<sup>th</sup> - Community Metro Day from 9:00 a.m. to Noon.
- Saturday, May 19<sup>th</sup> – Individual HOAs Cleanup Day
- Saturday, May 26<sup>th</sup> – Annual Community Planting/Gardening at the entrance

Fence/Monument Committee: Ms. Swomley mentioned that the capstones have some movement and need to be secured. She will inquire from the company in Dacono who supplied the capstones if there is a warranty period (perhaps one year).

Pool Committee: No additional report, aside from the Annual

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Report already presented to the residents.

Streets, Sidewalks, Underdrains: Director Thomas reviewed the fire lane drainage.

Clubhouse Committee: Director Carson reported that seven reservations had been made through May and she anticipates more. 2018 expenditures include replacing the tables. This will be considered by the Board in the fall of 2018. The policy of residents having to be the signer on checks for reservations. Director Anderson noted that the Board should ensure a policy is in place for this requirement. Director Carson was going to confirm that the policy was part of the rental agreement. Director Carson further mentioned that the Board may want to consider at a future time reducing the rental rates.

20-Year Plan: CRS has updated the plan with the new debt service numbers, and identified capital projects.

## HOA REPORTS

There were no HOA reports.

## ELECTION UPDATE

Regarding the May 2018 election, there are five candidates for three positions on the Board. Those candidates are: Bob Wessels, William Bristol, Susan Root, R. Lee Jennings and Robert S. Faiks. The election will be conducted by mail ballot and Sue Blair is the District's designated election official.

Director Thomas reported that he would be providing his written resignation to the Board. Ms. Blair stated that the written resignation would have to be received and then accepted by the Board at a future meeting.

Discussion ensued between Board members, candidates and the public regarding placement of candidates to fill Director Thomas's vacancy. Director Anderson moved that the Board appoint Lee Jennings to fill the vacancy. Upon second by Director Carson, vote was taken and motion did not pass. Motion died for lack of a second. In addition, Messrs. Wessels and Bristol asked to have one of the directors who were up for election step down and put one of the other candidates on the Board. Both Directors Root and Faiks stated they would not step down and would not withdraw their self-nomination forms. Ms. Blair explained that the vacancy was separate from the election in that there were five self-nomination forms filed with

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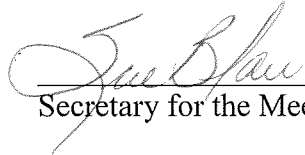
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her. In order for the election to be cancelled, two of the self-nominations would have to be withdrawn by the candidates. Regarding the vacancy, Ms. Blair recommended that the vacancy not be filled until after the May election. Ms. Blair reported that ballots would be mailed between April 16 and 23.

### ADJOURNMENT

There being no further business to come before the Board, upon motion duly made, seconded and unanimously carried, the meeting was adjourned at 8:48 p.m.

Respectfully submitted,

  
Secretary for the Meeting