

**HEATHER GARDENS METROPOLITAN DISTRICT
REGULAR MEETING
Thursday, November 21, 2019**

The regular meeting of the Board of Directors of the Heather Gardens Metropolitan District was held in the office of the District, 2888 S. Heather Gardens Way, Arapahoe County, Colorado, on Thursday, November 21, 2019 at 1:00 P.M.

CALL TO ORDER: President Rosenberg called the meeting to order at approximately 1:00 P.M. on Thursday, November 21, 2019. A quorum was present.

BOARD MEMBERS PRESENT: President Sandra Rosenberg, Vice President Craig Baldwin, Directors David Funk and Michael George.

BOARD MEMBERS ABSENT: Treasurer and Secretary Bill Archambault (excused)

STAFF PRESENT: General Manager Calvin White, Controller Brett Miller, and Board Assistant Evelyn Ybarra.

GUESTS PRESENT: Jennifer Ivey, Icenogle Seaver Pogue, P.C., 3 members of the HGA Board, Lynn Donaldson and Mary Hafka with Heather n' Yon, and approximately 12 members of the public were present.

PRESIDENT REMARKS: The Treasurer in his absences asked to make an adjustment to the agenda to remove the wording "Resolution for the 2020 Budget" in item 6 d. It will be in the best interest to wait and approve the Resolution on a date following the HGA budget Veto vote. The HGA budget Veto vote closes tomorrow November 22 and even though the HGMD budget is not subject to the vote the Recreation Fee is a part of the HGMD budget and could be affected by the HGA budget vote. There was no objection from the Board to remove the wording.

APPROVAL OF MINUTES: Motion made by Director George, seconded by Vice President Baldwin, and passed unanimously to approve the minutes of the October 15, 2019 Special Meeting as written.

Motion made by Vice President Baldwin, seconded by Director George, and passed unanimously to approve the minutes of the October 17, 2019 Special Meeting with one correction.

GENERAL MANAGER'S REPORT: General Manager White's Report was included in the meeting packet. General Manager White asked if there were any



Heather Gardens

METROPOLITAN DISTRICT

questions on his report that was included in the packet. There were no questions or comments.

General Manager White noted that Greg Kohr from the Golf Course has the simulator up running and that there will be a charge for use of the simulator. General Manager White recommends if anyone is interested to see the setup and test it out it is up and running.

REPORTS OF DIRECTORS, COMMITTEES, AND PROFESSIONAL CONSULTANTS:

Treasurer's Report: President Rosenberg went over the highlights on the Treasurer's report that was included in the packet and asked if there were any questions. There were no questions or comments.

Clubhouse/Restaurant Committee: Director George asked if there were any questions on his report that was included in the packet. There were no questions or comments.

Golf Committee: President Rosenberg reported the revenue generated by the Golf Course through October had exceeded the annual revenue from any year since 2007. This occurred despite the course being closed for 90 days so far this year. The simulator was operable and tested by the community in October and will be charging in November at a cost of \$20 an hour for owners or residents and \$30 for non-owners and non-residents. The Golf Course is selling gift cards if anyone is looking for stocking stuffers. There is a motion to increase the locker fee and to change the tee times that will be discussed later in the meeting. She asked if there were any questions on the report. There were no questions or comments.

Foundation Committee: No Report. Vice President Baldwin commented that there will be no meeting in December. He will have an article in Heather 'n Yon that provides a review of what happened this year.

Reserve Subcommittee: No Report. President Rosenberg commented that the subcommittee has not had a meeting recently. The subcommittee is probably looking at having a meeting the first part of the year in January or February to start looking if whether there needs to be adjustment to the component list.

Property Policy Committee: No Report. Director Funk commented that they are building an exciting agenda for January.

President's Report: President Rosenberg reported that the HGA Insurance Subcommittee is having a meeting to discuss the HGMD insurance on December 11 at 10:00 a.m. They have asked that the HGMD Board members to attend the meeting to answer any questions or comments that the Board may have for either

the subcommittee or HGA broker. President Rosenberg had a suggestion to have the two Boards meet to go over any issues and the roles they each play within the Management Agreement. She asked for the Boards' thoughts or comments about her suggestion. It was noted that the new HGA officers will be elected in December and will be effective January 1 so it will be premature to hold a joint meeting this year. After further discussion, the Board determined to hold an Executive Session to discuss their issues prior to the joint meeting and in conjunction with the December 19 regular meeting.

UNFINISHED BUSINESS: None.

NEW BUSINESS:

- **Motion to Approve to Increase Rate for Golf Club Locker Rentals for Non-Owners and Non-Residents Effective January 1, 2020 for an annual fee of \$100:** Motion made by Vice President Baldwin, seconded by Director George and passed unanimously.
- **Motion to Consider Extending the Liquor License to the Golf Course:** Motion made by Director George, seconded by Vice President Baldwin and passed unanimously.

Vice President Baldwin recommends that the Chairs for Golf and Clubhouse/Restaurant meet up to come up with a plan.

- **Motion to Accept the Fee Schedules, Rental Agreements, and Catering Agreements for the Clubhouse/Restaurant:** Motion made by Director George, seconded by Vice President Baldwin and passed unanimously.

There were several suggestions and recommendations made by the attorney Jennifer Ivey after further discussion on how the fee schedules and agreements should be changed to avoid legal concerns and to stay consistent with the other agreements. It was recommended that the attorney schedule a meeting with the Clubhouse Manager to go over the recommended changes and to go over the fee schedule and classes being offered for clarification.

- **Motion to Approve the Certify Mill Levy:** Motion made by Vice President Baldwin, seconded by Director Funk and passed unanimously.

OTHER BUSINESS: None.

OPEN FORUM:

A resident asked what the cost is of extending the liquor license.



Heather Gardens

METROPOLITAN DISTRICT

A resident asked who will be monitoring the Golf Course.

A resident asked if there was a restriction for drinking on the Golf Course since most parks do not allow for drinking.

A resident agreed that there should be an initial page for the contract agreements.

A resident explained that non-residents are not going to the front desk to pay for pickleball and that it is difficult to monitor as it is not enforced.

A resident asked what the amount was of the Mill Levy last year.

A resident wants to make a recommendation to increase the golfing fee by \$2 to \$3.

A resident asked how many residents golf here at Heather Gardens Golf Course.

A resident stated the golf play that was changed to be extended did not make any sense to her.

A resident asked if there was a new hire for the Golf Course that was listed on the Capital assessment.

ADJOURNMENT: There being no further business the meeting was adjourned at 2:34 p.m.

The next regular HGMD Meeting is Thursday, December 19, 2019 at 1:00 P.M.


Sandra Rosenberg, President