

# RECORD OF PROCEEDINGS

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## MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE PERRY PARK METROPOLITAN DISTRICT HELD

November 11, 2021

A Regular Meeting of the Board of Directors of the Perry Park Metropolitan District was held at the Perry Park Country Club, Larkspur, CO 80118, on November 11, 2021, at 6:30 p.m. The meeting was open to the public and was also available via Zoom video / teleconference.

In attendance were Directors:

Randal Johnson, President  
Craig Van Doorn, Vice President  
Sean King, Secretary  
Joseph Brickweg, Treasurer (participated via Zoom)  
Bonnie Schwam, Assistant Secretary

Also participating were:

Neil Simpkins  
Sue Wells  
Teresa  
Steve & Loretta Rae  
Mary Beth Bradley  
Alan Sedmak  
Kira  
Beverly O'Donnell  
James & Heather Yanda  
Chris & Autumn Miller  
Jill Arthurs  
Allen Black  
Kurt Schlegel, Special District Solutions, Inc.

**CALL TO ORDER:**

Mr. Schlegel noted that a quorum of the Board was present, and Director Johnson called the meeting to order at 6:35 p.m.

**CONFLICTS &  
DISCLOSURE  
STATEMENTS:**

The Directors stated they had no additional conflicts of interest regarding District business.

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**APPROVAL OF AGENDA:** Director Van Doorn moved that the Board approve the agenda as presented. Upon a second by Director King, a vote was taken and the motion carried unanimously.

**CONSENT AGENDA:** Director Schwam moved that the Board approve the Consent Agenda, consisting of the following items, as presented:

- Minutes from the October 11, 2021 Regular Meeting

Upon a second by Director Van Doorn, a vote was taken and the motion carried unanimously.

**CORRESPONDENCE:** None

**PUBLIC COMMENT:** None

**UNFINISHED BUSINESS:** Gateway Pond Water Rights: Mr. Schlegel presented an email from Mr. Liam Cummins, Water Resources Engineer for the Colorado Division of Water Resources, requesting an update on the District's efforts to secure a source from which to purchase replacement water that may be required for the District's proposed Substitute Water Supply Plan (SWSP) and a copy of the reply that was emailed back to Mr. Cummins as a response. The District is working with the Perry Park Water & Sanitation District (PPWSD) to obtain a purchase contract for said replacement water.

In addition, Mr. Schlegel presented a copy of an invoice that was received from the PPWSD for legal services regarding the propose agreement. The Board discussed the invoice and directed Mr. Schlegel to reply to the PPWSD on their behalf and state that the Board will consider paying for the PPWSD legal costs associated with an agreement, however not until that agreement is secured.

Greater Larkspur Forest Health and Fuel Reduction Project Update: Director Johnson stated that the contractor performing the work will be returning within the next few weeks to continue their work.

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Bear Ridge Development: Director Schwam stated that she attended an informational meeting regarding the development on November 10, 2021, that was hosted by the developer. There were several residents in attendance and many questions were answered.

## NEW BUSINESS:

Engagement of Legal Counsel: Mr. Schlegel presented a client matters notice regarding a reorganization of the District's current contracted legal firm. Due to the change at the firm the District has the choice of either engaging with the newly organized firm of Collins, Cole, Flynn, Winn, and Ulmer (CCFWU) or releasing an RFP for new legal counsel. Following discussion Director Brickweg moved that the Board execute an engagement letter with Collins, Cole, Flynn, Winn, and Ulmer for the provision of General Counsel services beginning 1 January, 2022. Upon a second by Director King, a vote was taken and the motion carried unanimously.

M.R. Hauling: Mr. Miller addressed the Board members regarding his firm's current contract with the District for the pick-up and removal of slash twice each year. Due to increased costs Mr. Miller stated that he was requesting a rate increase for services provided to the District beginning in 2022. Director Van Doorn moved that the Board authorize and approve a rate increase for M.R. Hauling to \$210.00 per hour for slash pick-up services beginning January 1, 2022. Upon a second by Director Schwam, a vote was taken and the motion carried unanimously.

## FINANCIAL AND MANAGEMENT ITEMS:

Review of Cash Position and Financial Statements: Mr. Schlegel presented the unaudited Financial Statements dated October 31, 2021 for the Board's review.

Ratification and Approval of Claims: Mr. Schlegel presented a list of claims for consideration and payment. After review, Director Schwam moved that the Board approve the November 2021 claims presented for payment totaling \$16,061.23 represented by checks #6618 through #6629. Upon a second by Director King, a vote was taken and the motion carried unanimously.



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## COMMITTEE REPORTS:

Entry Design Committee: Director King stated that he has received several emails and letters from residents volunteering to be part of the Committee, however the Committee has yet to meet. A meeting will be scheduled and Director King expects to have an initial report for the Board members at the December 2021 meeting.

Firewise Committee: No Report

Parks & Recreation Committee: Director Schwam stated that she has purchased some Christmas decorations, is working with a resident to acquire additional supplies to decorate the entryway to Perry Park and requested volunteer assistance from the community to decorate for the 2021 Christmas season.

## DIRECTOR'S ITEMS:

Director Van Doorn stated that he has been unable to connect with Mr. Rob McDonald regarding an agreement with the District for the cutting of hay in the Big "D" and requested that Mr. Schlegel contact the District's legal counsel and request a template service contract that may be used for hay mowing services. The Board members discussed how much money the District would be willing to accept from a vendor following the sale of hay that is harvested.

## NEXT REGULAR MEETING:

**The Board's next regular meeting will take place on Thursday – December 9, 2021 at 6:30 p.m.**

## ADJOURNMENT:

There being no further business to come before the Board, upon motion duly made, seconded, and unanimously carried, the meeting was adjourned at 7:45 p.m.

Respectfully Submitted:

  
Secretary for the Meeting

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## Park Metropolitan District

Regular Meeting – November 11, 2021

### Motions and Action

Agenda Item #	Motion #	Motion Language	Passed (Y or N)
2	M2021-11-11-01	Director van Doorn moved that the Board approve the agenda as presented, second by Director King.	Y
3	M2021-11-11_02	Director Schwam moved that the Board approve the Consent Agenda as presented, second by Director Van Doorn.	Y
9	M2021-11-11_03	Director Brickweg moved that the Bord execute an engagement letter with Collins, Cole, Flynn, Winn, and Ulmer for the provision of General Counsel services beginning 1 January, 2022, second by Director King.	Y
10	M2021-11-11_04	Director Van Doorn moved that the Bord authorize and approve a rate increase for M.R. Hauling to \$210.00 per hour for slash pick-up services beginning January 1, 2022, second by Director Schwam.	Y
12	M2021-11-11_05	Director Schwam moved that the Board approve the November 2021 claims presented for payment totaling \$16,061.23 represented by checks #6618 through #6629, second by Director King.	Y