

**MINUTES OF THE REGULAR BOARD MEETING OF THE BOARD OF DIRECTORS OF THE  
PERRY PARK METROPOLITAN DISTRICT  
HELD JANUARY 16, 2025  
AT 6:00 PM**

Pursuant to posted notice, the regular meeting of the Board of Directors of the Perry Park Metropolitan District was held on Thursday, January 16, 2025, at 6:00 p.m., at the Perry Park Country Club, and via telephone/videoconference.

**Directors in Attendance**

Darren Hill, President  
Joseph Brickweg, Vice President  
Steven Ostrowski, Secretary  
Christian M. Warren, Assistant Secretary

**Directors Absent**

Jill Arthurs, Treasurer (excused)

**Also in attendance were:**

Beth Diana, WSDM District Managers  
Rebecca Harris, WSDM District Managers  
Keith Worley, Fire Committee Secretary  
Doug Duvigneaud, Resident (virtual)

**1. Administrative Matters**

A. Call to Order

President Hill called the meeting to order at 6:00 p.m. A quorum was confirmed.

B. Director Qualifications and Disclosures

Conflict Disclosure Statements have been filed with the Secretary of State's Office and all Directors stated they had no additional conflicts of interest regarding District business to disclose.

C. Review and Approval of the Agenda

After review, a motion to approve the amended agenda was made and seconded. Motion passed unanimously.

D. Consider Approval of Regular Meeting Minutes from December 12, 2024.

After review, Director Brickweg motioned to approve as amended, seconded by Director Warren. Motion passed unanimously.

**2. Correspondence**

There was no discussion.

### **3. Public Comment**

Keith Worley, Fire Committee Secretary, requested an additional legal review of the entryway easements. Director Warren stated that legal counsel had already provided a legal opinion on the easements and that additional review was unnecessary.

### **4. Director Items/Comments**

None

### **5. Committee Reports**

A. Entryway Committee – Director Arthurs

B. Firewise Committee – Directors Brickweg and Hill

Director Brickweg commented on the slash pile burn, fire pond, and spring Firewise event planning.

C. Parks and Open Space Committee – Director Ostrowski

Director Ostrowski walked through the maintenance areas with American Landscaping Service. American Landscaping Service was expected to provide a quote. Director Ostrowski notified the Board that he would be receiving a final report presentation printed by UC Denver for Wauconda Park.

D. Communications Committee – Director Ostrowski

Director Ostrowski updated meeting notices on the Google calendar and website per the Board's request.

E. Independence Day Committee – Director Warren

Director Warren notified the Board that he continues to seek firms capable of providing a fireworks show this year but has not yet received confirmation.

### **6. Financial Matters**

A. Review and consider acceptance of December 31, 2024 Unaudited Financial Status

Director Brickweg motioned to approve the Unaudited Financials as presented, seconded by Director Ostrowski. Motion passed unanimously

B. Review and approve through January 16, 2025 Payables

Director Brickweg motioned to approve the payables as presented, seconded by Director Ostrowski. Motion passed unanimously.

### **7. Management Matters**

Ms. Harris and Ms. Diana updated the Board on the election status, website banner, renewal of the 2025 smoke pile permit, PO Box expense, CEGR law invoice, Perry Park County Club reservation for the Board's 2025 meetings, CSD Pool's information regarding community bonfires, and audit exemption resolution.

### **8. Legal Matters**

A. Review and consider adoption of Indemnification Resolution

After review, Director Warren motioned to adopt the resolution as presented, seconded by

Director Ostrowski. Motion passed unanimously.

**9. New Business**

A. Perry Park Water & Sanitation District election coordination

Ms. Harris notified the Board that Perry Park Water & Sanitation District (PPWSD) requested that the polling place be coordinated with Perry Park Metro District. After discussion, the Board supported coordinating the polling place with PPWSD at the Perry Park Country Club. The Board also discussed the statutory requirements for the Call for Nominations.

**10. Old Business**

A. Tract K

Discussion was had about attorney Kathryn Winn's email notifying the Board that her law firm was not engaged to represent the Perry Park Community Fund. Director Brickweg, who represented the Perry Park Community Fund Board, motioned to engage Ms. Winn's law firm to represent the Perry Park Community Fund. Director Warren noted the closing must take place by January 31, 2025, seconded by Director Warren, who also represented the Perry Park Community Fund. Director Ostrowski abstained. Motion passed.

B. Norris Design Contract

After discussion, Director Brickweg motioned to approve the contract with the addendum, seconded by President Hill. Director Ostrowski abstained. Motion passed.

C. Entryway Benches

Director Brickweg updated the Board on the status of the benches and conversations with the Douglas County Land Conservancy. Discussion was had about the number of benches and bench color.

**11. Adjournment**

Director Warren motioned to adjourn the meeting at 7:03 p.m, seconded by President Hill. Motion passed unanimously.

Respectfully submitted,

*Beth Diana*

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By: Recording Secretary



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## Perry Park Metropolitan District January 16, 2025 Regular Board Meeting

Please print the requested information below. If you wish to address the Board during public comment, please indicate that by checking the box under the public comment column. Public comment will be taken in the order they appear on this sheet. Public comment is limited to three (3) minutes.

Name	Address	Telephone/Email	Public Comment Please check if you wish to address the Board. Please note comments are limited to 3 minutes.
Kerth Worley			<input type="checkbox"/>
Firewise Committee			<input type="checkbox"/>
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