

CASTLE PINES NORTH



METROPOLITAN DISTRICT™

CASTLE PINES NORTH METROPOLITAN DISTRICT REGULAR MEETING MINUTES SEPTEMBER 20, 2021 – 6:00 p.m.

HELD: Monday, September 20, 2021 at 6:00 p.m. at the Castle Pines North Community Center, 7404 Yorkshire Drive, Castle Pines, Colorado.

ATTENDEES: Directors David McEntire, Robert Merritt, Denise Crew, and Chris Lewis were physically present. Director Chuck Lowen was present virtually. District Manager, Jim Worley; District Legal Counsel, Kim Seter; and Sheila MacDonald, Corby Wise and Terrence Lovett of the Communications Team were present physically; Craig Miller, District open space manager; and Amanda Castle, District finance director were present virtually. Approximately three members of the public were present.

CONFLICTS: None.

QUORUM: Present.

CONSIDERATION OF AGENDA OF THE SEPTEMBER 20, 2021 MEETING OF THE BOARD OF DIRECTORS AND THE MINUTES OF THE AUGUST 16, 2021 MEETING:

Upon motion by Director Lewis and second by Director Merritt, the agenda of the September 20, 2021 meeting and the minutes of the August 16, 2021 meeting were approved as presented.

PUBLIC COMMENT: District resident, John Conde, expressed thanks for the work of the board, including the inclusion, trail cleaning, and fee reduction efforts. He noted that individual homeowners are not as diligent in upkeep of their home landscaping and inquired regarding the process for improvements and violations of covenants. Director Lewis noted that individual homeowner covenants/design requirements are governed by a homeowner association and described the general process for reporting violations to an HOA. Open Space manager, Craig Miller, volunteered to speak with Mr. Conde to provide information concerning his particular HOA.

OPEN SPACE MANAGER'S REPORT: Open space manager, Craig Miller, presented his report. He noted that homeowners are not entitled to conduct their own landscaping within the District's open space as that constitutes trespassing. Director McEntire noted that homeowners should feel free to communicate with Mr. Miller if they have any questions with regard to use of open space.

Director Lowen inquired as to the watering of newly planted trees in the District. Mr. Miller reported that there is a drip irrigation system in place, and several professionals monitor the hydration of the trees.

Director Merritt inquired concerning the dead and dying trees in the District. Mr. Miller noted that last September's extreme temperature change cause extreme stress on the trees. Also, he noted that many of the trees were improperly planted many years ago.

FINANCE DIRECTOR'S REPORT:

Finance director, Amanda Castle, presented her report. She noted that the District paid a portion of the CWCBA loans at the beginning of September and that the remaining debt should be paid in full by September 30, 2021. She also noted that the COPs will be fully paid in December 2021. She noted that payment of these items is a prerequisite for the proposed inclusion with Parker Water and Sanitation District. Upon discussion, a motion was made by Director McEntire to accept the financial report as presented. The motion was seconded by Director Lowen and was approved 5-0.

The Board considered checks numbered 26287-26370 for approval/ratification. Pursuant to discussion amongst the Board, a motion was made by Director McEntire to approve/ratify the current payables through the month of August 2021 as presented. The motion was seconded by Director Lowen and was approved 5-0.

LEGAL COUNSEL'S REPORT:

Legal Counsel, Kim Seter, presented the legal status report. Director McEntire presented Resolution No. 2021-09-01 concerning the imposition of fines and fees on those who fail to remove their dog's waste from CPNMD's parks, trails, open space areas, and recreational facilities. He noted that the proposed resolution had been posted for thirty days to enable constituent comment regarding appropriate fee amount and the effort to combat the failure to pick-up dog waste.

A motion was made by Director McEntire to approve and execute Resolution No. 2021-09-01 as presented. The motion was seconded by Director Lewis and was approved 5-0.

DISTRICT MANAGER'S REPORT:

The District Manager, Jim Worley, presented his report. He discussed the status of the Castle Pines Parkway construction project. Director Lewis noted that the portion that is fully paved with asphalt looks fantastic and inquired whether future paving along the

road would be concrete or asphalt. Councilwoman Engerman explained the reasons for using concrete versus asphalt in certain areas and the resulting traffic from the construction project.

Director Lowen inquired regarding the Forest Park sewer odor mitigation. He noted that residents of Glen Hunt Lane in Forest Park remain unhappy with the sewer odor. Mr. Worley noted that there is a part that is missing to the structure to mitigate odor. Once the District installs the missing part the problem should be resolved.

Mr. Worley announced the upcoming Castle Pines clean-up day at Coyote Ridge Park.

DIRECTORS' MATTERS: Director Lewis inquired concerning next steps after the inclusion with Parker Water and Sanitation District regarding the District's parks, trails, and open space. Director McEntire reported that the City leadership is not in favor of the District's draught plan and an inclusion with South Suburban Park and Recreation District. Director Lowen and Director Merritt verbalized frustration that the draught plan has not been approved by the City.

Director Lewis noted that the District board is completing its fiduciary duty by exploring opportunities for inclusion with South Suburban Parks and Recreation and wishes to encourage the board to continue to focus on a parks and recreation inclusion effort to save constituents money through economies of scale.

CLOSING PUBLIC COMMENT: District resident, Deborah Mulvey, encouraged an in person meeting between the City Council and the District board to address the representations and discussion concerning the City's responses to inquiries from the District.

District resident, John Conde, thanked Mr. Worley for being very responsive during communications and inviting him to attend the District board meeting. He suggests that the meeting notices posted to the website should be modified to make the meeting information easier to find. He also suggested in-person attendance at meetings rather than Zoom, once COVID-19 is resolved.

ADJOURN: With all other business to come before the Board having been addressed, Director Merritt moved that the meeting be adjourned at 7:35 p.m. The motion was seconded by Director Crew and was approved 5-0.