

**MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE
STONEGATE VILLAGE METROPOLITAN DISTRICT
HELD AUGUST 14, 2019**

A regular meeting of the Board of Directors of the Stonegate Village Metropolitan District was held on Wednesday August 14th, 2019 at 10326 Stonegate Parkway in Parker, Colorado at 5:30 p.m.

ATTENDANCE: Present were Directors:
Greg Sanford Channing Odell Eric Jensen
Lisa Hyvonen Lori White

Also in attendance: Matt Dalton; Spencer Fane LLP
John Simmons; Simmons and Wheeler
Sarah Sjobakken; District Manager
Charles Wenger; Landscape Operations
Michael Gerstner; TST Infrastructure
Scott Barnett; Mulhern MRE.
Ger Whelan; Colorado Water Systems
Jeff Follansbee; Resident
Brenda Follansbee; Resident
Michael Maas; Resident

CALL TO ORDER: Director Sanford called the meeting to order at 5:32 p.m.

DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST: Directors Sanford, Hyvonen, White, Odell and Jensen declared that they had no conflicts of interest.

APPROVAL OF AGENDA: Director Sanford moved that the agenda be approved as presented. Upon motion duly made, seconded by Director Hyvonen, and unanimously carried, the agenda was approved.

PUBLIC COMMENT: Residents Jeff and Brenda Follansbee were present to discuss their previous issue of desire to install a 6' privacy fence, where there is currently none. Mr. Follansbee addressed the Board with his concerns regarding the maintenance of District property behind his home. He wishes to install a 6' privacy fence so he doesn't see weeds and because his home isn't selling. He feels he is taking a \$600k hit because he has no privacy fencing. He is making an emotional and financial plea to the District.

Discussion ensued between the Board and the Follansbee's. It was re-iterated to Mr. Follansbee that he did have permission to remove and install a 6' privacy fence (matching SVMD standards). SVMD would reimburse him the amount of \$724.92, the cost of replacement of currently installed rail fence. He would also have to have approval from the HOA. Using Round-Up along the fence line was discussed and Keesen will tend to that.

**FINANCIAL
ITEMS:**

Monthly Claims for Payment: The claims were presented for payment dated July 31, 2019. Director Sanford moved that the Board approve the claims for payment as presented. Upon second by Director White, a vote was taken, and motion carried unanimously.

John Simmons will email the audit opinion.

**DISTRICT
REPORTS:**

CWS Report - Ger Whelan was present to address the Board regarding water and sewer operations. CWS, staff and Terri Cunningham are working together on obtaining approval from CDPHE for use of Sodium Aluminate to reduce pH @WWTP. We are down about 20mgd at WTP. But this will correct itself as more irrigation occurs. The UNCC Utility locates are time consuming but they have a system in place utilizing current employees.

TST Report - Michael Gerstner was present to report to the Board, current projects. The pilot testing of the pH at the WTP is underway. No GIS mapping is currently taking place. The Headworks project will give us room but the sewer pipe under E-470 still needs to be upsized.

Staff will find clarification regarding the pipe upsizing and timing.

Mulhern Engineering Report - Scott Barnett was present to address the Board with an update. LPMD Effluent meter at Branham is showing extremely high usage. Staff will work with LPMD and Brightview to assess. Filing 22, 7th amendment will be Multi Family. Compark South development has been quiet. The remaining sewer rehab is off of Lincoln ave. C&L's cost estimate has come in high so we will continue to explore options.

District Management Report: Manager Sjobakken included a monthly report in the Board packet. Highlights include the following: swimming pool end of season hours, tennis court resurfacing is underway, landscape maintenance is ongoing, Keesen will incorporate the area along Keystone that is suffering into the current planting area, the sidewalk along Chambers is complete, median enhancements have been estimated, Rocky Mountain Tree has begun work in 13 areas with pruning, removals and stump grinding.

**ATTORNEY'S
ITEMS:**

LPMD/SVMD Merge – there was general discussion regarding the proposed idea of SVMD merging into LPMD. Manager Sjobakken was asked to reach out to Manager Urkoski to talk about this. This would not be a direction the Board would want to take.

ADJOURNMENT:

There being no further business for the Board's consideration, Director Sanford moved that the Board adjourn the meeting at 9:17 p.m. Upon second by Director White, a vote was taken, and motion carried unanimously.

Respectfully submitted,

Secretary for the Meeting