
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors of Cordillera Valley Club Metropolitan District October 19, 2010

A Regular Meeting of the Board of Directors of the Cordillera Valley Club Metropolitan District, Eagle County, Colorado, was held October 19, 2010 at 8:30 a.m., at the 9 Iron Grill at 0101 Legends Drive, Edwards, Eagle County, Colorado, in accordance with the applicable statutes of the State of Colorado. The Board met in joint session with the members of the Board of the Cordillera Valley Club Property Owners Association.

Attendance The following Directors were present and acting:

- Jay Morten
- Emilie Egan
- Rick Pirog
- John O'Brien (By Telephone)

Also in attendance were:

- Cordillera Valley Club POA
Wally Carey, Tom Marcin, Bob Engleby, &
Art Greenfeder
- Robertson & Marchetti, P.C.
Ken Marchetti & Cheri Curtis
- Operations & Security Personnel
Todd DeJong
- Others
Bob Vanourek, (CMD)
Sarah Baker, Barry Gassman, Dave Gully, Brian Judge,
Nelson Sims, Jim Comerford, Roger & Mary Staten, Trygve
& Heather Hutto, Stan & Pam Dickerson, Ted Leach, Bart
Barnett, Suzi Apple, Tanya & Paul Kessenich, Ruth Borne,
Tom and Karen Nern, and Anni Barta (Residents)
Peter & Lynn Mackichnie, (Club Members)
By Telephone - Sharon Watson, Bill Mimeles, & Frank
Navarro (Residents)

Call to Order The Meeting of the Board of Directors of Cordillera Valley Club Metropolitan District was called to order by Mr. Pirog, noting a quorum was present.

Conference Call The log of public participation in the meeting for those participating in person and by phone is as follows:

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Public Participation Log

| Meeting Date | In Person | By Phone |
|-----------------|--------------|-------------|
| 01/14/10 | 0 | 0 |
| 02/18/10 | 0 | 0 |
| 03/16/10 | 2 | 0 |
| 04/20/10 | 0 | 0 |
| 05/11/10 | 0 | 0 |
| 06/15/10 | 0 | 0 |
| 07/20/10 | 0 | 0 |
| 08/17/10 | 0 | 0 |
| 09/21/10 | 0 | 0 |
| 10/19/10 | 25 | 3 |

Agenda The agenda was reviewed. The Board agreed to make changes as necessary.

Upcoming Meetings There were no changes to the meeting schedule. Mr. O'Brien will be attending the November meeting by phone.

Public Input Ruth Borne expressed her dissatisfaction with the chain link fence on west end. The Board explained it is a temporary fence to secure the west end until the permanent fence can be installed. Sarah Baker explained her frustration with exiting on her bicycle at the west gate and requested the ability to use a transponder to exit on her bicycle. Questions were also raised regarding the ability of the staff in the gatehouse to remotely open and close the west gate. Mr. DeJong explained an additional computer and linkage is needed to remotely operate the west gate. Mr. Greenfeder suggested installing a card reader on the exit gate for non-vehicle traffic.

Berm Update Messrs. Judge, Carey and Pirog met with Christy D'Agostino to review the status of the PUD amendment for the berm construction. Mr. Judge reported both the Eagle County Community Development staff and his office are recommending changes to the conditions stipulated in the PUD amendment and this matter is tentatively scheduled to come before the Board of County Commissioners in November 2010.

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Sarah Baker is a CVC homeowner and a land planning attorney and volunteered to review the PUD documents related to the berm. Ms. Egan suggested the Board determine funding for a work order for the PUD Amendment and berm agreements.

Mr. Pirog, Mr. Navarro, and Ms. Baker agreed to serve on a Berm Committee. The Berm Committee will determine the need for input from VAg and legal counsel but they expect most of the work will be performed on a volunteer basis by the members of the committee. It was noted RETA funds could be transferred to CVCMD to be used for finalizing the PUD amendment and berm agreements.

By motion duly made and seconded it was

RESOLVED to appoint Mr. Pirog, Mr. Navarro, and Ms. Baker to serve on the Berm Committee to work with County representatives to finalize the Amendment to the PUD and to review the berm agreements with Directors Egan, Morten, O'Brien and Pirog voting in favor of the motion.

CVCPOA agreed to contribute \$2,500 to the District for costs associated with this matter. By motion duly made and seconded it was

RESOLVED to establish a budget of up to \$2,500 to finalize the PUD amendment and berm agreements, with Directors Egan, Morten, O'Brien and Pirog voting in favor of motion.

Berm Agreements Mr. Judge reported he worked with the Club Owner, Matt Dalton, Marcin Engineering and Irrigation Technologies to complete the Easement Deed for the berm which also includes provisions for a Water Service Schedule and for Maintenance of Improvements. Mr. Judge reported this document has been signed by the Club Owner and the executed document is being held by his legal counsel pending determination of next steps regarding approval and execution of the document by CVCMD. Mr. Pirog and Mr. Carey commended Mr. Judge for all his work to complete the agreements. The Berm Committee will confirm that Mr. Dalton has reviewed and approved the agreements and will make a recommendation to Board regarding execution of the agreements.

Mr. Marcin and Mr. Judge left the meeting at 11:55 a.m.

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Board Member Opening

The Board received notification from Brian Judge that for personal planning purposes his property in CVC has been transferred into a trust and accordingly he is no longer eligible to serve on the Board and he has tendered his resignation. Mr. Marchetti stated the vacancy is to be filled by appointment of a replacement by the remaining Board members. The appointee will serve until the District's next regular election at which time the board seat will be up for election.

Mr. O'Brien suggested the Board pass a resolution that would not allow a Board member to contract with the District. Mr. Marchetti offered to draft a policy for consideration by the Board at the November meeting.

After discussion and by motion duly made and seconded it was

RESOLVED to appoint Barry Gassman to the Board with Directors Egan, Morten, O'Brien and Pirog voting in favor of the appointment.

Ms. Curtis confirmed that Mr. Gassman is qualified to be a Director of CVCMD. The oath of office was administered.

Minutes

The Board reviewed the meeting minutes of the September 21, 2010 meeting. Upon motion duly made and seconded, it was unanimously

RESOLVED to approve the meeting minutes of the September 21, 2010 meeting as presented with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution. The Board further

RESOLVED to approve that a Board member does not do business with either the District or POA.

Financial Report

Mr. Marchetti presented the September 30, 2010 financial report and the preliminary 2011 budget and requested input from Board members and the public in attendance related to the 2011 budget. Mr. Engleby suggested the Board consider reducing the gatehouse staffing to 16 hours coverage per day like it was up to 2008.

Accounts Payable

Upon motion duly made and seconded it was

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RESOLVED to approve the accounts payable list as presented except for the VAg invoices that exceeded work order amounts with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution. The Board further

RESOLVED to authorize spending \$1,825 for gate house repairs (the Board noted budgeted funds were available for this) with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution.

2010 Amended Budget

It was noted the meeting was published as an amended budget hearing for the 2010 budget. The meeting was opened to public input. There being no public comment, the public session was closed. By motion duly made and seconded it was unanimously

RESOLVED to accept the 2010 amended budget as presented.

Public Safety

Public Safety issues were discussed. Mr. DeJong reported technology improvements are needed to improve gate operations in CVC. Mr. DeJong will present a proposal for enhanced operations of the gates at the next meeting.

Adjournment

There being no further business to come before the Board at this time, upon motion duly made and seconded, it was unanimously

RESOLVED to adjourn the meeting of the Cordillera Valley Club Metropolitan District Board of Directors this 19th day of October 2010.

Respectfully submitted,



Cheri Curtis
Secretary for the Meeting