
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors of Cordillera Valley Club Metropolitan District September 21, 2010

The Regular Meeting of the Board of Directors of the Cordillera Valley Club Metropolitan District, Eagle County, Colorado, was held September 21, 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
- John O'Brien
- Emilie Egan
- Brian Judge (Left at 9:10 a.m.)
- Rick Pirog (By Telephone)

Also in attendance were:

- Cordillera Valley Club POA
Wally Carey, Tom Marcin, Tim Benedickt, &
Art Greenfeder (By Telephone)
- Robertson & Marchetti, P.C.
Ken Marchetti & Cheri Curtis
- VAg, Inc.
Stephanie Lord-Johnson (By Telephone)
- Operations & Security Personnel
Dan Carlson and Todd DeJong
- Others
Greg Perkins and Bernard Weber

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

**Potential Conflicts
Of Interest** Director Judge reported that he is the owner of VAg, Inc., an architectural and land planning firm, and other related entities, and these entities provide services to the District such as landscape and berm design, master planning, project oversight, construction management and the management of the POA governed Design Review Board. VAg's provision of these services to the District and to the Cordillera Valley Club Property Owners Association could constitute a potential conflict of interest. The Board noted, for the record, that this

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disclosure is restated at this time with the intent of fully complying with laws pertaining to potential conflicts.

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

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

Agenda Security and operations were moved to the beginning of the joint agenda. Amendments 60, 61, and Proposition 101 were added to the agenda.

Upcoming Meetings There were no changes to the meeting schedule.

A heated discussion ensued during the POA portion of the meeting and Mr. Judge left the meeting at 9:10 a.m.

Minutes The Board reviewed the meeting minutes of August 13, 2010 Special Meeting, the August 17, 2010 Regular Meeting, and the August 23, 2010. Upon motion duly made and seconded, it was unanimously

RESOLVED to approve the meeting minutes of the July 13, 2010 Special meeting as presented with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution. Director Judge was absent. It was further

RESOLVED to approve the meeting minutes of the August 17, 2010 Regular Meeting as presented with Directors Egan, Morten,

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O'Brien, and Pirog voting in favor of the resolution. Director Judge was absent. It was further

RESOLVED to approve the meeting minutes of the August 23, 2010 Special Meeting as presented with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution. Director Judge was absent.

Public Input There was no public input.

Financial Report Mr. Marchetti presented the August 31, 2010 financial report and a preliminary 2011 budget. The Finance Committee has met to review the 2011 budget and is in the process of solidifying the budget numbers. The budget will be presented in greater detail at the October meeting.

Accounts Payable The Board discussed the VAg invoices for the berm, lighting, signage, and west gate project. The projects are over budget and there are no funds available in 2010 to cover the additional costs for each project. Mr. Marchetti also reported that certain legal expenses, which have already been paid, had been miscoded to the General Legal Expense account but should have been coded to Berm Legal Expense and there are no budgeted funds for this account. Upon motion duly made and seconded, it was

RESOLVED to approve the accounts payable list as presented except for the additional capital projects invoices where the project is over budget with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution. The Board further

RESOLVED to approve the budget amendment to move \$6,212 into the Berm Legal Expense budget line item, such funds to be transferred from other budget line items with a surplus (subsequently determined to be from Auto Expense and Walls and Planters Maintenance Expense) with Directors Egan, Morten, O'Brien, and Pirog voting in favor of the resolution.

Operations And Projects Mr. Carlson and Mr. O'Brien are working on the security upgrades at the west gate. Metal Design is installing permanent fencing. West Slope Fencing will be installing approx 160 feet of temporary fence. A gate is

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needed in the temporary fence for foot and bike traffic but the bids for an automatic gate (\$2,830) exceed the work order amount. It was agreed a manual combination gate will be installed which is expected can be done within the original work order.

Mr. Carlson is obtaining landscaping bids for 2011 with contractors indicating prices will stay consistent with 2009 and 2010. The Board suggested looking at cutting back on services to reduce costs. Mr. Carlson reported the contractors being used by the District are providing a great service for a good price. The Board directed Mr. Carlson to request a 10-15% reduction in landscaping bids that may include a possible reduction in services.

The sample replacement street lights have been installed. The majority of the Board felt the poles are too tall, the lights are not night friendly and the poles are anticipated to be a maintenance issue. The original plans were to install metal posts. Mr. Carlson will incorporate the cost to maintain the existing lights into the 2011 budget and the light replacement project will be removed from the 2011 budget.

Public Safety

There was a gas leak in Edwards and thirty cars had to be escorted through Cordillera Valley Club. There have also been a few trucks that were caught in the Edwards I-70 Interchange construction and were not able to turn around and had to be escorted through Cordillera Valley Club.

The gate house repairs have been completed, noting additional repairs will be necessary in future years. The Board requested a list of items needing to be addressed.

Lone Star Security submitted their 2011 proposal and budget along with a letter to the Board addressing the change in ownership of Lonestar Security. The proposal reflects a 5% reduction from the 2010 contract but also includes an additional charge of \$550 monthly for vehicle usage, gas, and insurance. Mr. O'Brien thanked Mr. DeJong for the reduction but asked that Lone Star include the costs of providing a vehicle in the base price and Mr. DeJong agreed. Mr. O'Brien suggested the District consider bidding the contract in 2012.

Mr. DeJong indicated funds will become available for Wildfire Mitigation Plans, and plans need to be ready when the grants funds are available. Mr. DeJong would like to develop a plan for CVC at no charge. Mr. Carey

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suggested Mr. DeJong meet with Cordillera Metropolitan District representatives to obtain information on their Wildfire Mitigation Plan.

UERWA is planning the major concrete pour for the water tank later in the week. Communication on the concrete pour will be distributed to residents.

Mr. Marchetti stated the contract with Lonestar Security requires Board approve a change of ownership for Lonestar Security. The Board agreed to approve the change of ownership.

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 21st day of September 2010.

Respectfully submitted,



Cheri Curtis
Secretary for the Meeting