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MINUTES OF REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF THE  
HERITAGE HILLS METROPOLITAN DISTRICT  
MAY 9, 2019

A regular meeting of the Board of Directors of the Heritage Hills Metropolitan District was held on May 9, 2019 at 12:30 p.m. at the Heritage Hills Clubhouse, 9201 Heritage Hills Parkway, Lone Tree, Colorado 80124. The meeting was open to the public.

Attendance

In attendance were the following Directors:

Joyce Lew  
Ann Hargett  
Darron Tucker  
Christine Biernat  
Brent Bailey

Also in attendance were:

Denise Denslow, Christine Harwell and Geol Scheirman; CliftonLarsonAllen LLP (“CLA”)  
Rangler Stuckey; BrightView Landscape Services, Inc.  
Ed Icenogle; Icenogle Seaver Pogue (“ISP”)

Call to Order

The meeting was called to order at 12:30 p.m.

Declaration of  
Quorum/Director  
Qualifications/  
Disclosures of  
Conflicts

The Board discussed the requirement pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board and to the Secretary of State. It was noted that Board Member Darron Tucker also serves on the Board of the Heritage Hills Homeowners Association, Inc.

Landscape Items

A. Update

Mr. Stuckey updated the Board regarding the spring landscape maintenance.

Public Comments

Residents in attendance expressed concerns and opposition regarding the private security company. The agenda was requested to be uploaded to the website or distributed via email blast. Karl from the HOA provided an update regarding the recycling and Easter events. The Board thanked the residents for their comments and will discuss further.

Approval of  
Consent Agenda

A. Approval of Agenda

Following review, upon a motion duly made by Director Hargett, seconded by Director Bailey and upon vote, unanimously carried, the Board approved the agenda for May 9, 2019 as presented.

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B. Approval of Minutes from April 11 and April 19, 2019 meeting

Following review, upon a motion duly made by Director Hargett, seconded by Director Bailey and upon vote, unanimously carried, the Board approved the minutes from April 11 and April 19, 2019 subject to final review.

C. Ratify Approval of Kiosk Screen Repairs

Following review, upon a motion duly made by Director Hargett, seconded by Director Bailey and upon vote, unanimously carried, the Board ratified the approval of the kiosk screen repair.

Manager Items

A. Stormwater Support Services

Mr. Scheirman presented the RT Civil proposal for stormwater support service. Following review, upon a motion duly made by Director Hargett, seconded by Director Biernat and upon vote, unanimously carried, the Board approved the proposal and directed legal counsel to draft a service agreement.

B. Update on Entryway Enhancements

Mr. Scheirman provided an update to the Board.

C. Review Safety Vendors

Previously discussed in public comments. Legal counsel is still reviewing options for the community.

D. Review Bathroom Renovation Proposals

Mr. Scheirman provided an update that the renovations are in progress.

E. Pool Parking Update

No new update.

F. Updated Fencing Repair Proposal

Deferred for further information.

G. Update on Pillars and Masonry

Mr. Scheirman provided an update to the Board and will provide addition information regarding engineer proposals.

H. Tennis Court Reservations

The Board discussed and requested proposals from professional tennis management companies for Board review.

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I. Review Sweeping Proposals

Following review, upon a motion duly made by Director Hargett, seconded by Director Biernat and upon vote, unanimously carried, the Board approved the Lightning Mobile proposal in the amount of \$2,150.

Financial Items

A. Approve the 2018 Draft Audit

Following review, upon a motion duly made by Director Hargett, seconded by Director Bailey and upon vote, unanimously carried, the Board approved the 2018 Audit subject to an unqualified opinion from the District's auditor.

B. Accept March 31, 2019 Financial Statements and Cash Position Report

Following review, upon a motion duly made by Director Hargett, seconded by Director Tucker and upon vote, unanimously carried, the Board accepted the cash position report.

C. Ratify Interim Checks

Following review, upon a motion duly made by Director Hargett, seconded by Director Tucker and upon vote, unanimously carried, the Board ratified approval of the interim checks, represented by check numbers 1487 through 1503 and 2 ACHs in the amount \$109,199.29.

Legal Items

A. Executive session

Director Lew moved that the Board retire into executive session pursuant to Sections 24-6-402(4)(b) and 24-6-402(4)(e), C.R.S. for the purpose of receiving legal advice on specific legal questions regarding the regulation of District facilities and determining positions relative to matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators regarding the same, if necessary; Director Hargett seconded the vote which was unanimously carried and the Board adjourned to Executive Session at 2:45 p.m.

Following discussion, upon a motion duly made by Director Lew, seconded by Director Hargett and upon vote, unanimously carried, the Board reconvened into open session at 3:30 p.m.

No action was taken by the Board in executive session.

Director Items

A. Social Event

The Board reviewed and approved the below social events:

- 7/4 - Family 4th of July - Both Pools
- 7/20 - Family Movie Night - Overlook Soccer Field
- 8/6 - Family National Night Out - Clubhouse
- 10/31 - Family Boo Bash - Clubhouse
- 12/1 - Family Santa Photo - Clubhouse
- 12/13 - Family Santa Sleigh Ride - Clubhouse

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The Board requested additional information regarding the Adult Olympic Games.

B. Dog Swim

The Board discussed and does not support a dog swimming event.

Meeting Dismissal The Board adjourned the meeting at 4:10 p.m.

Respectfully submitted,

  
Secretary for the Meeting