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# RECORD OF PROCEEDINGS

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Eagle Ranch Metropolitan District May 17, 2022 Meeting Minutes

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**Minutes of the Regular Meeting  
Of the Board of Directors of  
Eagle Ranch Metropolitan District  
May 17, 2022**

A Regular Meeting of the Board of Directors of Eagle Ranch Metropolitan District, Eagle County, Colorado, was held Tuesday May 17, 2022 at 3:00 p.m. via Zoom virtual meeting.

**Attendance**

The following Directors were present and acting:

- Dave Crawford
- Kent Rose
- Jim Adams
- Casey Bullock
- Rick Dominick

Also in attendance were:

- Jeff Boyer, Golf Course General Manager
- Derek Rose, Golf Course Superintendent
- Eric Weaver, Marchetti & Weaver, LLC
- Kathy Lewensten, Meeting Secretary, Marchetti & Weaver, LLC

**Call to Order**

The Meeting of the Board of Directors of Eagle Ranch Metropolitan District was called to order by Director Crawford, noting a quorum was present.

**Conflict Disclosure**

Director Crawford is employed by East West Hospitality, Director of Beaver Creek, with Eagle Ranch Association also reporting to him. The Board noted, for the record, that these disclosures are restated at this time with the intent of fully complying with laws pertaining to personal conflicts.

**Consideration  
of the Agenda**

No changes were made to the agenda.

**Public Comments**

None.

**Minutes**

The Board reviewed the minutes of the January 18, 2022 and February 1, 2022 meetings. By motion duly made and seconded it was unanimously

**RESOLVED** to approve the January 18, 2022 and February 1, 2022 meeting minutes as presented.

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## Manager's Report

Mr. Boyer reviewed the Managers Report including updated information on pass sales revenue. He stated the course had opened later than usual due to snow conditions and vole damage that needed repair causing early season revenues to be down overall. The golf simulator was well received this past winter. The winter trails were well used however off leash pets continue to be an issue.

Mr. Boyer began discussion on information provided from the consultant regarding operations and market analysis. A request was made for a special meeting to allow JJ Keegan to make a formal presentation. A special meeting will be scheduled for July 19<sup>th</sup>. A brief review of capital projects followed. The new golf carts are still expected to be delivered in July.

Staffing continues to be a challenge however it was reported there will be a fair number of returning staff. Discussion of wages and review of the wage survey report followed. It was agreed that the current economy encourages all employers to pay a "livable" wage. Upon motion duly made and seconded it was unanimously

**RESOLVED** to increase the annual salary for the Head Golf Professional position as discussed.

The Board then turned its attention to the patio area project. Plans had been included in the packet. It was estimated the project would be in the \$150K range, however due to the uncertainty of supply chain materials and availability of contractors it was uncertain if this estimate was accurate. The next step would be to hire an engineer for structural drawings and to have the soil conditions tested, after which the project would be ready for bids.

## Financial Statements

Mr. Weaver presented the financial report through March 31, 2022. He recommended a review of the reserve study prior to budget planning this fall.

## 2021 Audit

Mr. Weaver presented the 2021 Audit and stated the District will be receiving an unqualified or "clean" opinion. Upon motion duly made and seconded, it was unanimously

**RESOLVED** to accept the 2021 Audit.

## Accounts Payable

Upon review and by motion duly made and seconded it was unanimously

**RESOLVED** to approve and ratify the accounts payable listings, as presented.

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**Oaths Of Office** It was reported that following the May 3, 2022 election oaths of office had been taken and filed prior to today's meeting.

**Election of Officers** Upon motion duly made and seconded, it was unanimously

**RESOLVED** to appoint the following officers:

**President** – Dave Crawford

**VP/Secretary** – Rick Dominick

**VP/Treasurer** – Jim Adams

**VP/Asst Sec** – Kent Rose

**VP/Asst Sec** – Casey Bullock

**Future Meetings** As discussed earlier in the meeting, a special meeting will be scheduled for Tuesday, July 19, 2022 at 3:00 p.m. to be held both in person and available by zoom. The next regular meeting is scheduled for August 16, 2022

**Adjournment** There being no further business to come before the Board and upon motion duly made and seconded it was unanimously

**RESOLVED** to adjourn the meeting of the Eagle Ranch Metropolitan District Board of Directors held May 17, 2022.

Respectfully Submitted,  
*Kathy Lewensten*  
Secretary to the Meeting