
RECORD OF PROCEEDINGS

Eagle Ranch Metropolitan District February 04, 2020 Meeting Minutes

**Minutes of the Special Meeting
Of the Board of Directors of
Eagle Ranch Metropolitan District
February 04, 2020**

A Regular Meeting of the Board of Directors of Eagle Ranch Metropolitan District, Eagle County, Colorado, was held Tuesday, February 4, 2020 at 3:00 p.m., at 1143 Capitol Street, Suite 208, Town of Eagle, Eagle County, Colorado in accordance with State Law.

Attendance

The following Directors were present and acting:

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

The following Directors were absent and excused:

- Jim Adams

Also in attendance were:

- Jeff Boyer, Golf Course General Manager
- Derek Rose, Golf Course Superintendent
- Eric Weaver, Marchetti & Weaver, LLC
- Lori Tarpey, Secretary to the Meeting, Marchetti & Weaver, LLC
- Ralph Wilke, Property Owner

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

It was noted that Director Adams was either a current employee, past employee or sub-contractor of East West Partners, Inc, a sub-manager of West Eagle Ranch LLC, the original developer of Eagle Ranch. Director Crawford is also 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

Mr. Wilke asked for additional explanation of the conflicts of interest, which Mr. Weaver explained is done out of an abundance of caution as two Board members work for an affiliated entity of the original developer. Mr. Wilke also inquired if the District has any plans for expansion of facilities or other large capital expenditures in the near future. Mr. Weaver responded that the District is currently only planning for maintenance and

RECORD OF PROCEEDINGS

Eagle Ranch Metropolitan District February 04, 2020 Meeting Minutes

replacement of existing facilities, such as cart paths, irrigation system, etc. Mr. Wilke complimented Derek & Jeff on the job that they do but is concerned with deficit of golf course. Director Dominick commented that he had the same concern when he became a Board member and noted that the Board and staff regularly evaluate the levels of service provided to minimize the deficit while providing a great guest experience and maintaining property values for everyone within the District. Mr. Wilke thanked everyone in attendance for their hard work and then left the meeting.

Minutes

The Board reviewed the minutes of the October 29, 2019 meeting. By motion duly made and seconded it was unanimously

RESOLVED to approve the October 29, 2019 meeting minutes as presented.

2020 Meeting Calendar

The Board reviewed the proposed regular meetings and by motion duly made and seconded it was unanimously

RESOLVED to approve the meeting calendar as presented.

24 Hour Posting Location

The Board reviewed the Resolution Designating to Post Notices, noting that notices will be posted at www.eargleranchmetro.org at least 24 hours prior to the meeting. By motion duly made and seconded it was unanimously

RESOLVED to adopt the Resolution Designating Location to Post Notices.

2020 Election Resolution Amendment

Mr. Weaver stated that Diane Kovalik is no longer with his firm and that Lori Tarpey has taking her place. By motion duly made and seconded it was unanimously

RESOLVED to adopt the Resolution Appointing a Replacement Designated Election Official to Conduct the May 2020 Election.

Manager's Report

Mr. Boyer presented the General Manager's Report, highlighting that after performing his annual analysis of fees and revenues, it is recommended that nearly all rates remain the same as 2019. After discussion and by motion duly made and seconded it was unanimously

RECORD OF PROCEEDINGS

Eagle Ranch Metropolitan District February 04, 2020 Meeting Minutes

RESOLVED to adopt the 2020 Rates as presented.

Mr. Boyer also highlighted the 2020 marketing plan, his desire to provide Nate Corsbie, Head Golf Professional, with a more flexible work schedule this summer, and a plan to crack fill and seal coat the cart paths this summer. The Board agreed with Mr. Boyers recommendations and directed him to proceed. Mr. Boyer also noted that he continues to research the potential purchase and operation of a golf simulator.

2019 Preliminary Financials

Mr. Weaver reviewed the preliminary December 31, 2019 financial statements. Golf revenues came in lower than expected due to early snowfall, but expenses finished favorable to forecast, allowing the District overall to finish the year positive to forecast. Mr. Weaver also stated that he is evaluating whether the use of bill.com to process invoices electronically would be a good fit for the District. The Board felt that if staff ultimately decides it would be of benefit to the District that they should proceed with implementing bill.com.

Accounts Payable

The accounts payable schedule was provided in the Board packet. Upon review and by motion duly made and seconded it was unanimously

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

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 February 4, 2020.

Respectfully Submitted,

Lori Tarpey
Secretary to the Meeting