

CRYSTAL OAKS METROPOLITAN DISTRICT

MINUTES OF THE MEETING

BOARD OF DIRECTORS

HELD AT: 280 7 OAKS ROAD, CARBONDALE, CO

MAY 31, 2023

The Board of Directors of the Crystal Oaks Metropolitan District met for their first regular meeting on May 31, 2023 at 280 7 Oaks Rd, Carbondale, CO.

Director Harlan Nimmo called the meeting to order 6:09 p.m. Directors present were Audrey Oberlin, Mike Thele, Wayne Ives and Rob Goodwin.

PERSONS PRESENT NOT ON THE AGENDA

Jonathan Kydd and Stephanie Sobotik.

APPROVE PREVIOUS MEETING'S MINUTES

Motion made by Harlan 2nd by Audrey to approve previous minutes with corrections from Wayne and Mike Thele. Passe unanimously.

BY-LAWS

Discussion regarding by-laws and review process. Discussion about using a Google document for members to put in input for decision at upcoming meeting(s). Eric Gross made one statutory change regarding bonding of members. Harlan will add that change. Harlan said that Eric Gross has reviewed by-laws and they are good and he would like to adopt current by-laws. Motion by Harlan, 2nd by Audrey to adopt Resolution 23-001 to adopt current set of by-laws reviewed and recommended by attorney Eric Gross. Passed unanimously.

INSURANCE

Rob Goodwin stated that he was still waiting for a quote from Moody Valley Insurance (agent Jamie Lummis) in Grand Junction but had not heard from Mr. Lummis yet. Additionally, Rob Goodwin spoke to a representative from SDA insurance pool program and sent in an application for coverage from the pool. As soon as he receives a proposal, Rob will pass it on to the board members for review.

FINANCIAL AND BUDGET DISCUSSION

Treasurer Audrey Oberlin and Secretary Rob Goodwin completed the application for a PDPA number from the State of Colorado that will enable the district to obtain their tax exempt number and set up banking accounts locally. Audrey will send the application in to the state and proceed after approval and the PDPA number is received.

Rob Goodwin stated that in order to apply for the SDA insurance pool policy, the district needed to have a current draft budget for 2024. Rob presented the draft budget to the board members and it was decided to use this as the starting point for developing the 2024 budget. Updates on this and the budget development process will continue as necessary but, right now, there is not a lot of work to be done on the budget until the district receives the final assessed valuation (AV) numbers from Pitkin County. This will occur by the end of August and the budget process can proceed in earnest.

OLD BUSINESS

None

NEW BUSINESS

Discussion regarding website development. Motion by Harlan, Mike 2nd to allocate up to \$1,000.00 for website development and engage Theresa Goodwin to work on the project. Passed unanimously.

Motion by Mike, 2nd by Harlan to reimburse Rob for road repair, trailer rental and SDA membership for a total \$468.61. Passed unanimously.

ROAD REPAIR PROPOSAL

Wayne provided proposal on mag chloride. Previously it has just been applied up the main hill on 7 Oaks Rd. and to provide dust abatement on side roads. Jo Ives is coordinating with property owners for payment to have the mag chloride completed.

At the last meeting, the board approved up to \$2000.00 on road maintenance, including several loads of gravel and few speed bumps – 7 Oaks from N. Bill intersection to Meyer's driveway. Estimated that we can get 4 loads of roadbase to place in these sections before the community mag chloride is applied by GMCO.

Wayne and Harlan will coordinate and let folks know when roadbase is arriving.

NEXT MEETING

There will be a regular meeting on Thursday, July 13, 2023 at 280 7 Oaks Road, Carbondale, CO.

Respectfully submitted,

Rob Goodwin, Secretary

Harlan Nimmo, President