



MINUTES

Perry Park Metropolitan District

Board of Directors Meeting

Date: June 2, 2016

Location: Perry Park Country Club

1. Meeting Call to Order

The meeting was called to order by Board President, Walt Korinke, at 5:00 p.m.

2. Determination of Quorum

Board members in attendance were Walt Korinke, Chris Korinke, Randy Johnson, and Derek Meredith. Jim Cassidy was absent as his daughter is getting married.

a. Seat New Officers – Derek and Walt signed appropriate documents, welcome!

b. Elect New Officers – The Board elected positions

Walt Korinke – President Randy Johnson – Vice President Derek Meredith – Assistant VP

Jim Cassidy – Secretary Chris Korinke – Treasurer

Individual Director responsibilities will be discussed at the July meeting.

3. Approval of Minutes

Minutes of the May meeting were reviewed. Chris Korinke motioned to approve the minutes and Randy Johnson seconded, followed by a vote to approve the minutes.

Comment: Need to remove the sentence that says Gilloon pond had been tested. It had not been tested at the time of the meeting in May.

4. Public Comments

None

5. Treasurer's Report

Chris Korinke reviewed the treasurer's report for the past month stating that the District started the month with \$444,696.25 in various cash accounts, and ended the month with 469,593.36. The disbursements for operating expenses totaling 5,774.68 were approved.

Randy motioned and Derek seconded a motion to approve the disbursements. Motion passed.

Other Financial Matters: Normally we rebalance accounts in July and move money accordingly. Chris did this one month early since we were going to fall below the \$100,000.00 in savings and wanted to get the transfer in before the Tussock Moth expenditure. Chris also did a mini-reconciliation for old checks that were in our QuickBooks.

6. Emergency Preparedness

Resident Mitigation Grant Program (27) - To date we have 30 residents signed up for the program. We have 20 more open until we reach the maximum. Randy will update the spreadsheet with latest information. Most grant request are being accomplished online. This is the third year for the program and it has proven beneficial in supporting the district mitigation efforts and encourages residents who need to use third party contractors for mitigation to proceed with their efforts.

Spring Slash Pick Up – The Spring slash pick-up is underway and should progress with one of the four sections completed weekly. Active area is posted on the web site and on the Gateway signage.

Free Mulch – 1st Saturday through September – drop pine needles & slash

We have started the monthly free mulch program that runs through September. The mulch is running down with the oldest mulch remaining at present. The District may choose to end the program once this supply has played out as today's cost supports burning slash vs mulching.

The pine needle policy has been changed now permitting residents to bring pine needles to the gravel for the annual slash burn. The NO Pine Needles policy for the slash pick-up remains in place.

Junk Dump Results – Great turnout. There was a steady run of trucks for 2.5 hours. We closed at 11:40 a.m. 4 bins were perfect, we allowed for couches and larger items to be left alongside the bins and Tony crushed and added these to the dumpsters after the drop closed.

Tussock Moth (May spray – resident spray) – A day before the meeting, Keith Worley said they were beginning to notice buds so they were getting ready for the aerial spray. When Keith arrived at the meeting he gave an update that they were in a state of flux as we've seen them hatch but no buds. We need to allow some hatch before the aerial spray to get the best effect. Keith mentioned that the inspector has been watching the districts in order to get the spray done according to growth. There are signs showing dissipation and that resident spray seems to be working. Keith met with Dan West from the Colorado Forest service and showed him the access point and surrounding area.

Trail and Fire Buffer Project

Keith said we are fully staked and ready to proceed with the next phase of the trail project. Bids will be obtained, trails decided upon and presented to the residents for comment. Chris Korinke requested another possible trail at Gilloon Pond be added to the list of potential trails.

7. Gateway - Landscape & Structure Rejuvenation

Randy put in another call to the Aquatic Vegetation Control Company and he still hasn't heard from them, may need to check with another company.

Gilloon Pond – AVG – landscape tool goes under water to cut cat tails and grass. There is also a

sled for this tool to maneuver through water. Keith suggested getting the tool and then the float. Chris has used the AVG tool and it works great and does exactly what we need.

Chris went out to 3 ½ feet depth and it works. Found that we need the float if we want to go deeper. We ordered the float but have not received it yet. It appears that the tool will be able to do the required pond maintenance. Cutting is easier than anticipated; the difficulty lies more in the actual removal of the cut reed from the pond.

Weed growth is extensive near Pike Dr. /Pike Rd. and Fox Way. Keith recommends that Weed Rangler's, (Ted Duncan) has the capability to clear the noxious weeds at Gilloon and other areas of the Park. Costs should fall within our weed spray budget of \$6,500.

Our seasonal lawn service was unable to start in May due to the extensive rains, but is expected to start the lawn trimming shortly.

8. Tech Issues/Web Updates

Speed Sign Fix and Possible Addition

Gades – local representative for the manufacturer of our speed signs, pulled the no-working sign out and had it repaired. Works great and is brighter and adjustable. The main board had dissolved so much that the lines were corroded. We need to budget for the other are nearing their +/- 10-year life. Purchase price is about \$4,100 (to replace the board - \$930).

Sign-up On-Line – 504 residents have signed up to receive our emails since we posted the availability last month which represents about 67% of our community. Not bad for a start, but we need to continue to encourage everyone to sign up.

Availability of District Documents. Per Collins & Cockrell Legal update, we need to add the procedure and cost for requesting District documents on our web site; especially if we want to charge for the service.

Hosting site – we were running out of bandwidth. Chris researched new hosting sites and chose In Motion Hosting which offers the best service and advanced technologically that functions well and meets our needs.

The Country Club unofficially approached the Metro District to discern our interest in participating with the Club in an effort to improve the cell phone service. The Park is notorious for areas of the Park that receive little or no cell service. No decisions were made, but we remain open to finding was to improve cell serviced to our residents. Randy Johnson mentioned the cell tower work proceeding by Douglas County near the town of Palmer Lake to improve the tower structure and provide expanded emergency serviceability. This may provide an option to tie into their efforts.

9. Open Space & Facilities

Wauconda – Wasp – Following a resident complaint of wasps at Wauconda Park we asked the

PPCC maintenance crew to search for nests at the Park. The Country Club maintains the Park for us and their investigation of the play grounds failed to find any wasp nest. With the nearby creek and heavy foliage, there are plenty of wasps in the area, just not housed on the playground.

10. Community Events

a. Real Estate – The mid-year housing reported reflected a slow down for home sales, running at about ½ of last year’s number of sales at mid-year.

b. July 4th Events – publish June

We have hired a deputy sheriff to help traffic flow at the close of the fireworks. Resident outdoor food service will be provided by the Country Club this year, with members only service inside. The Hot Dawg Wagon will also be available for the events. The sign for the date and time for parade will be posted at the front of Perry Park as well as published and e-mailed and a road closed sign will also be posted at the Gateway.

11. PPMD Calendar – Reviewed and on track.

12. Old Business

a. Shoshone – Comcast Update – (Two areas without service are Country Club Drive and Shoshone). The Shoshone Drive coalition polled their neighbors who generally agreed to sign up for services in order to receive the reduction in line installation to the neighborhood as suggested by the Comcast representative that attended our meeting. Unfortunately, Comcast reneged on their cost reduction and is still requiring a \$28,000 cost contribution by the Shoshone residents. The coalition is now looking into a possible LID to cover the cost. The District supports their effort, but cannot contribute to the cost.

b. Delaware Encroachment (Concept Approved – April)

Jim Saffron – possible request for a permanent encroachment easement on our trail easement is tabled until appropriate drawings are provided. The Board indicated a probable approving is forth coming once documentation is received. Legal cost to be borne by Saffron, who indicated that he may not actually require the easement and is waiting for drawings from his architect.

13. New Business

a. Service Plan – 2017 Budget

A brief discussion was held on the possible need to update our Service Plan and will be discussed further at the next meeting when Jim Cassidy is present. Possible recommendation to include in our 2017 budget. With one exception (Wauconda Drive), our 9 ACC districts are no longer functioning. We are not looking to assume the responsibility, but would like to clear up the ACC approvals required by the County due to the areas old documentation. Jim is checking with council re the steps needed to get the ACC officially dissolved.

b. Douglas County Ordinance

Douglas County’s efforts to produce a Pot House Ordinance could be in place by July. Randy and Walt attended the DC Commissioner’s work session and provided community input. The Draft of

the New Ordinance limits marijuana plants per household to 12 plants which would greatly reduce the current risks and problems under the much larger permitted growing currently allowed. The ordinance provides a whole bundle of new requirements and penalties for failing to perform and includes both renters and home owners' involvement. Assuming it passes late this summer, the ordinance is the beginnings of major marijuana grow enforceability but efforts need to continue on a State level to get this situation under better control.

Adjournment

No further matters to come before the board, Walt Korinke moved, and Chris Korinke seconded, a motion to adjourn the meeting. The motion was passed and the meeting was adjourned at 7:26 p.m.

Submitted by Kristelle Moore on June 27, 2016