



MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS

A regular meeting of the Board of Directors of the Sundance Hills Metropolitan District was held on March 13, 2023 at 5:30 pm, at the Sailfish Room.

Attendance

Directors:

Jeff Erb, President – Excused absence
Gabe Gelman, Vice President, Buildings & Grounds
Jack Campbell, Treasurer
Cindi Gelman, Secretary
Mike Draudt, Vice President, Tennis Facilities

Other attendees:

JC Chambers, MPM Recreation
Paul Baumann, Sailfish Swim Team Rep
Rebecca Hite, HOA President
Lori Boccato, Resident
Jessica Strouse, Resident
Donna Johnston, Resident
Sarah Shepherd, Circuit Rider of Colorado
Sujata Trehan, Circuit Rider of Colorado

**Call to
Order/Agenda/
Conflicts of
interest:**

Director G. Gelman called the meeting to order at 5:37pm and declared a quorum with 4 out of the 5 Directors present.

Upon motion by Director Draudt and seconded by Director Cindi Gelman, the Board voted to approved the agenda 4-0 (with one absent).

Approval of January 16, 2023 minutes:

Upon a motion by Director Cindi Gelman, with a second by Director Draudt, the Board voted 4-0 (with one absent) to approve the minutes, as presented.

Legal items:

a. Pool and facilities rental and use policies referral from the working group

Sarah Shepherd gave the Board an update on the Working Group meetings. Discussion followed on completion of outstanding items. Discussion followed. Some items discussed: Page 4-senior membership – changing to Senior Individual AND Senior Family. Nanny pass – only allowed for Family membership, \$50 for resident and non-resident family memberships. Baby pool – Only for under 9 years old, No furniture in the pool. A child under age must able to swim 25 yards and/or be over 9 years old to be at pool without supervision. Baby-sitter or Nanny needs to be 16 years old. Capacity for Sailfish Room – max allowed 70 by firecode, policy is not to exceed 40 at one time. Pool party capacity – 150 max. for all events.

Supervision-free adult swim in the AM before pool opens – Lori Boccato proposed adding adult swim time, without a lifeguard, during the week. Discussion followed. Members would have to sign a waiver; District would have to adjust access/lock/add keycode etc. and check on additional items needed. The Board will continue this discussion to the April agenda.

The Board discussed all the membership types for the pool. Discussion followed.

b. Facility Reservation Agreement Review

The Board discussed the rules and policy document. Sailfish Room – During swim season: \$50 per block/3 blocks per day/one damage deposit per reservation that will be refunded if and when the room is turned over in similar condition as it was found. There will be a buffer of 1 hour between block 1-2, and a 30 minute buffer between block 2-3. There will be a maximum of 3 events per day.

Pool parties during regular hours will be limited to 3 hour maximum, with 1 hour required between rentals, with a maximum of 30 people.

Parking lot rental: No food truck in the parking lot or right of ways will be permitted for private parties. Management to respond to outstanding request.

Upon motion by Director Cindi Gelman and seconded by Director Draudt the Board voted 4-0 (with one absent) to close the pool during swim season, on Mondays and Wednesday evenings, between 7-9 pm for practice.

Upon motion by Director Cindi Gelman, and seconded by Director Draudt, the Board voted 4-0 (with one absent) to accept the pool and facility rental policies as discussed in this meeting, contingent on the final review that will be circulated to the members.

A special meeting may be held on Monday March 27th at 10-10:30am, if needed, to finalize the pool and facility rental document.

c. City of Greenwood Village Powers traffic study

Donna Johnston shared concerns about traffic not stopping at the Stop sign leading into the facility parking lot entrance. A very high percentage of vehicles did not stop based on recent monitoring by the city. Management will share a communication with the neighborhood regarding this safety issue once it is forwarded – additional signage, enforcement, police presence was discussed as possible options open to the District to increase safety. Discussion followed.

Buildings and Grounds:

a. Tennis update

Rebecca Hite gave the Board an update. Scott Fong is willing to host some social events at the tennis courts. Courts to be reserved by Scott/HOA via CivicRec for these events. Discussion followed. Sarah Shepherd gave the Board an update on the SF tennis lessons – the rates have gone up this season, which were accepted.

b. Swimming pool updates

a. Storage Room Planning Update – tabled for next meeting.

c. Sailfish Room updates

a. No further updates.

d. Open space updates

a. Tree update – Management is getting arborist to assess the trees.

Board Member & Manager Items: Management will issue a new login for the HOA for CivicRec, and create reservations for the HOA meeting on 3/28 once the rental agreement contract is returned.

MPM will provide costs/dates for District sponsored social events at the April meeting. Discussion followed.

Director Erb tendered his resignation due to availability conflict, leaving a vacancy till the end of his term in May 2023.

Financial Matters: Upon motion by Director G Gelman, and seconded by Director C Gelman, the Board voted 4-0 (with one absent) to ratify the February 2023 claims and approve March 2023 claims, as presented.

Adjournment: Meeting adjourned at 8:31pm by acclamation.

The next meeting will be a Regular Meeting, held on Monday April 17, 2023 at 5:30 p.m. at the Sailfish Room.

Sujata Trehan

Secretary for meeting