



**MINUTES OF THE JANUARY 20, 2021
REGULAR MEETING OF THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A regular meeting of the board of directors was held at 5:30 p.m. on Wednesday, January 20, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Kyle Thomas, D.A Davidson
Matt Mundy, MPM Recreation
Nicole Detweiler, Spencer Fane
Christa Plaza, Essenza Architecture
Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado
Cindi Gelman, District Resident
Reg Craigo, JBK Landscape Inc.
Marcella Murphy, Swim Team Representative
JC Chambers, MPM Recreation Management
Sujata Trehan, Circuit Rider of Colorado
Lydia Neptune, Swim Team Representative
Lily Hayes, District Resident
Rebecca Hite, District Resident
Terry Wong, District Resident
Lisa Mauvais, Swim Team Representative
Sally Newcomb, District Resident
Susan Buckheit, Swim Team Representative
Matt Mundy, MPM Recreation Management
Kyle Thomas, D.A. Davidson

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

Director Erb called the meeting to order at 5:33 pm and declared a quorum.

Upon a motion by Director Draudt and seconded by Director Gelman, the Board approved the agenda 5-0.

Public Input:

Director Erb opened public input for membership by reviewing how membership rates were set in the 2021 Budget Hearing at the November 2020 meeting. The Board would like to consider feedback when the Board reviews membership rates again in the fall.

Lydia Neptune, Swim Team Treasurer, discussed the concern with membership rates and the potential impact on memberships with the swim team, which includes a lot of non-resident memberships. Discussion followed with additional concern from non-residents regarding the non-resident membership increases.

Marcella Murphy discussed the challenges for the swim team operations this year with ongoing pandemic concerns.

The Board reviewed the tennis memberships for this year. Opening the tennis membership only option now is preferred. Discussion followed.

**Board Member
& Manager
Items:**

Upon motion by Director Draudt and seconded by Director Foley, the Board voted 5-0 to approve the November 18, 2020 meeting minutes, as presented.

Upon Motion by Director Erb and seconded by Director Fehr, the Board voted 5-0 to approve the Schilling and Company Inc. contract to prepare the 2020 Application for Exemption from Audit.

Pool Report:

Essenza Architecture Pool and Facility Master Plan Proposal

Christa Plaza from Essenza Architecture presented a proposal for pool renovations and timeline with the Board. Ms. Plaza introduced their team approach to the project and a resume of the firm's previous projects. Discussion followed regarding the vision process and following phases. Discussion followed regarding construction timelines objectives in order to not affect opening dates during the summer season.

Upon motion by Director Fehr and seconded by Director Foley the Board voted 5-0 to approve the Essenza Architecture proposal, as presented.

The Board discussed starting a Working Group to facilitate moving forward with Phase A, to include Matt and JC from MPM, Christa and Alyssa from Essenza, Sarah and Lindsey, Reg from JBK as needed, Swim team representative-possibly Marcella Murphy, Tennis representative, HOA representative, 2 public at large representatives, and all Board members will be a part of the working group. The Working Group roster will be finalized, and the meeting schedule will be posted

on the website.

Aquawolves update

No updates to discuss.

Financial Items: Financial report

Director Fehr presented the final draft of the 2021 Budget that was approved at the November 2020 Budget Hearing, as well as the November 30, 2020 and December 31, 2020 Financial Reports.

Upon a motion by Director Gelman and seconded by Director Draudt, the Board voted 5-0 to approve the Claims reports, as presented.

Capital funding options

Kyle Thomas from D.A. Davidson presented his capital funding options report. Discussion followed. Bids for debt to fund the capital projects will be presented at the next regular meeting.

Community entrance installation and maintenance proposal

Reg Craigo from JBK Landscape presented a proposal regarding entrance installation and maintenance. Discussion followed. The HOA expressed their appreciation for this effort.

Upon Motion by Director Gelman and seconded by Director Draudt, the Board voted 5-0 to approve the installation proposal and the associated increased cost to JBK Landscape Inc.'s Annual Contract.

The Board reviewed the Dog waste station proposal. Upon Motion by Director Erb and seconded by Director Draudt, the Board voted 5-0 to approve the JBK proposal for dog waste station service.

Legal Items: No legal items to discuss.

**Buildings &
Grounds:**

Sailfish Room:

Sailfish room is still closed due to occupancy requirements of the COVID-19 regulations.

Adjournment: The meeting adjourned at 8:07pm by acclamation.

The next meeting will be a Regular Meeting, held on Wednesday March 17th, 2021 at 5:30 p.m. via Zoom, due to the public health crisis.

Sujata Trehan

Sujata Trehan, Secretary for meeting



**MINUTES OF THE FEBRUARY 10, 2021
SPECIAL MEETING OF THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A special meeting of the board of directors was held at 5:30 p.m. on Wednesday, February 10, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Dawn Schilling, Schilling and Company
Tom George, Spencer Fane
Nicole Detweiler, Spencer Fane
JC Chambers, MPM Recreation Management
Sarah Shepherd, Circuit Rider of Colorado
Sujata Trehan, Circuit Rider of Colorado
Terry Wong, District Resident
Donna Johnston, District Resident
Randy Davis, District Resident
Jason Pomerantz, District Resident
Jackson Whitehead, District Resident
Allyson Ross, Swim Team Representative
Nick Bear, District Resident
Keith Berman, District Resident
Sherry Whitehead, District Resident
Corrine O'Doherty, District Resident
Cindi Gelman, District Resident
Elise, Community Member
Jack Campbell, District Resident

Call to Order/Agenda/Conflicts of interest: Director Erb called the meeting to order at 5:31pm and declared a quorum. Upon motion by Director Erb, with a second by Director Gelman, the Board approved the agenda 5-0, as presented.

Public Input: Various community members introduced themselves. Allyson Ross gave an update on the upcoming swim team season.

Board Member & Manager Items: No additional items added by Board members.

Pool and Tennis Facility Renovation: Sarah Shepherd presented the meeting packet and introduced the community members who have expressed an interest in joining the Facility Planning Committee. Various community members introduced themselves to the Board and community.

A. Review Master Plan Committee Volunteer submittals
 Various community members introduced themselves. Board members expressed that they were very pleased with the number of volunteers for the Facility Planning Committee.

B. Consider appointment of Facility Planning Committee members
 Upon motion by Director Fehr and seconded by Director Foley, the Board voted 5-0 to approve the appointments of all community members who had volunteered, for the Facility Planning Committee members.

C. Website - communication and information regarding Pool & Tennis Facility Renovation
 Ms. Shepherd presented the District's website with new pages for ongoing updates on the planning project. Director Gelman directed management to update the website with meeting minutes, and reminder emails for all Committee Meetings, and asked that those updates be sent 72-48 hours before meetings.

Legal Matters: A. Consider approval of Request for Proposals to provide General Obligation Financing for Pool & Tennis Facility Renovation

Ms. Shepherd provided an overview of the request for bids which was circulated to local and national banks. Discussion followed. Tom George from Spencer Fane explained the schedule and process for issuance of debt. Proposals will be reviewed at the next regular board meeting.

B. Consider approval of D.A. Davidson Engagement Letter for Investment Banking Services

The Board reviewed the Engagement Letter from DA Davidson. Discussion followed. Upon motion by Director Gelman and seconded by Director Draudt, the Board approved the Engagement Letter with D.A. Davidson, 5-0.

Members of the Board will not be additionally compensated for attendance at the Facility Planning Committee meetings.

Adjournment: Meeting adjourned at 6:11 pm by acclamation.

The next meeting will be a Regular Meeting, held on March 17th, 2021 at 5:30 p.m. via Zoom, due to the public health crisis.

Sujata Trehan

Sujata Trehan, Secretary for meeting



**MINUTES OF THE MARCH 17, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A regular meeting of the board of directors was held at 5:30 p.m. on Wednesday, March 17, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Dawn Schilling, Schilling and Company
Kyle Thomas, D.A. Davidson
Nicole Detweiler, Spencer Fane LLP
Tom George, Spencer Fane LLP
JC Chambers, MPM Recreation
Marcella Murphy, Sailfish Swim Team Representative
Susan Buckheit, Sailfish Swim Team Representative
Terry Wong, Resident Tennis Representative
Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado
Sujata Trehan, Circuit Rider of Colorado
Cindy Gelman, District Resident and HOA Representative

**Call to
Order/Agenda**

Director Erb called the meeting to order at 5:32 pm and declared a quorum.

**Approval/
Conflicts of
interest:**

Upon motion by **Director Erb**, the Board approved the agenda 5-0, with an amendment to add the Official 2020 Budget Amendment Hearing.

**Board Member &
Manager Items:**

No additional items added by Board members.

**Approval of
Minutes:**

Upon motion by **Director Draudt and seconded by Director Gelman**, the Board approved the January 20, 2021 and February 10, 2021 minutes as presented, 5-0.

Public Input:

Swim Team Update: Practice and meet schedule for summer season
Susan Buckheit presented an update for the Sundance Sailfish Swim Team, including

projections for 2021 membership: 100 swimmers is the goal, from 54 families. If there are fewer than a 100 swimmers they will have to scale back their activities. Tentative online registration date is Sunday 5/2. Practices: No practices in May in 2021, practices will potentially start on Tuesday 6/1 through 7/9. Intersquad meet on 6/3. Normally they rent the pool 7:45am-11:30am for all 7 age groups. 5 meets are scheduled on each Saturday in June, and 7/10. Prelims - tentatively in July - they may need the pool for virtual prelims. Championships on 7/17 tentatively. Ms Murphy also gave an update. Discussion followed.

JC Chambers from MPM Recreation Management gave an update for potential pool capacity this summer, based upon current COVID regulations. The pool may be able to have 100-175 people in the facility, potentially, which should accommodate everyone interested. The reservation system will still be used so as to be prepared for potential spikes in Covid cases. Discussion followed. Director Erb stated that if the pool opens Memorial Day, we should have a policy and direction in place for the pool opening and schedule by the April Board meeting. Director Gelman also added that other facilities such as BBQ grills should be considered for this season. Discussion followed.

Pool Report:

A. Facility Master Plan Update

Director Erb gave an update to the Board about the Facility Master Plan meetings held so far. Discussion followed. The Facility Planning Committee is currently working on the Priority List for the facility. Director Gelman suggested that the Pool Facility Assessment Report should be posted on the website for the community to learn about the pool's current status. Discussion followed. The Assessment report will be posted to the webpage with a footnote to clarify that this is an analysis only, not a checklist.

B. Aquawolves Update

The Aquawolves are continuing to use the pool. It was noted that they shovelled the pool area after the heavy snowfall, which was very kind. Aquawolves would like to rent the pool as much as possible this summer. Discussion followed. Priority of scheduling will be the swim team, then Aquawolves. **The Aquawolves Rental Contract will be updated to reflect upcoming schedules.**

Financial Matters: A. 2020 Budget Amendment

Director Erb opened the meeting to a public hearing on the 2020 Budget Amendment. Ms. Schilling gave an update on the 2020 Budget Amendment. Hearing no objections or input, the public hearing was then closed.

Upon motion by Director Erb and seconded by Director Fehr, the Board approved the 2020 Budget Amendment resolution, 5-0, as presented.

B. Financial Reports for the periods ending January 31, 2021 and February 28, 2021

Director Fehr presented the Financial Reports for January and February 2021.

Upon motion by Director Draudt and seconded by Director Foley, the Board ratified the January 2021 Financial Reports, 5-0.

Upon motion by Director Draudt and seconded by Director Foley, the Board approved the February 2021 Financial Reports, 5-0.

C. Review proposals for bank loan

Mr. Thomas gave an update regarding Bank loan proposals and presented his report. Discussion followed. The Board suggested that Tom Peltz be consulted to ensure that any potential Bond/Public offering proceeds are used appropriately. The Board agreed to pursue the Public Bond offering option. Mr. Thomas will draft a resolution for the Board's approval at the next Board meeting.

D. Audit exemption application for December 31, 2020

Ms. Schilling presented the Audit Exemption application for December 31, 2020. Ms. Schilling will circulate the document to the Board for e-signing. **Upon motion by Director Erb and seconded by Director Gelman, the Board approved the 2020 Audit Exemption, 5-0.**

Legal Items:

No legal items were presented.

Building & Grounds:

A. Swimming Pool: Registration and Opening Discussion

The Board will need to wait until April to decide when registration will be opening for the season, due to ongoing changes in COVID-19 requirements and dial.

B. Community Center (Sailfish Room)

a. Facility rental discussion - The Board discussed recent facility rental requests. Director Gelman asked legal counsel what the District's liability would be if the Sailfish room was opened up for facility rentals. Legal counsel discussed following the State and County level guidelines at the time and to continue to require the facility use waiver. Mr. George discussed it being difficult for the District to monitor or enforce the current State guidelines. Renting the outdoor pool area was also discussed. The Board decided to keep the Sailfish Room closed for now, and will update the website if and when facilities can open.

C. Tennis update

The screens will be rolled down in preparation for spring.

D. Open Space & Facility Updates

Shoveling services by JBK were discussed. Ms. Shepherd indicated that the District pays on a time and material basis. JBK can be contacted to clear snow on an as-needed basis, especially if we get snow, even if that may not trigger a snow clearing per the contract (2" trigger). Discussion followed.

There was a frozen pipe at the facility that is currently for being repaired.

Adjournment:

Meeting adjourned at 7:45 pm by acclamation.

The next meeting will be a Regular Meeting, held at 5:30 p.m on April 21st, 2021 via Zoom, due to the public health crisis.

Lindsey Reese

Lindsey Reese, Secretary for meeting



**MINUTES OF THE REGULAR MEETING
OF THE BOARD OF DIRECTORS**

**MINUTES OF THE APRIL 21, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A regular meeting of the board of directors was held at 5:30 p.m. on Wednesday, April 21, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Present:

Mike Draudt, Vice President, Tennis Facilities

Bailey Foley, Secretary

Gabe Gelman, Vice President, Buildings & Grounds

Absent, whose absence was excused:

Jeff Erb, President - Absent

Amy Fehr, Treasurer - Absent

Other attendees:

Dawn Schilling, Schilling and Company

Tom George, Spencer Fane

Kyle Thomas, D.A Davidson

JC Chambers, MPM Recreation

Alyssa Tharrett, Essenza Architects

Reg Craigo, JBK Landscape

Sarah Shepherd, Circuit Rider of Colorado

Lindsey Reese, Circuit Rider of Colorado

Sujata Trehan, Circuit Rider of Colorado

Tom Peltz, Kutak Rock

Marcella Murphy, Swim Team Parent Representative

Nicole Detweiler, Resident

Terry Wong, Resident

Susan Buckheit, Swim Team Parent Representative

Sally Newcomb, Resident

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

Director Gelman called the meeting to order at 5:30 pm and declared a quorum.

Upon motion by Director Gelman and seconded by Director Foley, the Board approved the agenda 3-0, noting that items may be taken out of order. No conflict of interest was disclosed.

Public Input:

No items are on the Agenda.

**Board Member &
Manager Items:**

Approve Minutes of the March 17, 2021, Regular Meeting

Upon motion by Director Foley and seconded by Director Draudt, the Board approved the March 17, 2021 Meeting Minutes 3-0.

**Pool Manager's
Report:**

A. Discuss pool operations, swim team and summer schedule/budget

Marcella Murphy asked when pool registration will open. Swim team starts registration on 5/2. The team will need the pool from 7:45am-11:30am every morning during the season. At this point, all meets will be "virtual meets," every Saturday in June and July 6am-1pm. There are a few evening social events they would like to schedule, if possible: June 6/8/9/10 from 5-9pm. and July 10th - end of season party from 5-10pm. Marcella Murphy will send us these dates to add to the calendar.

JC Chambers presented an update on the Colorado Dial and its potential impact on pool attendance.

The website will be updated to show that the Sailfish Room will not be open until the pool opens. The Board would like to wait to allow Sailfish Room rentals until the pool opens.

Approve pool, swim team, rental and lessons hours

The Board reviewed pool hours with JC Chambers, based on previous years. The proposal is to set hours at a more traditional schedule, as much as possible.

Upon a motion by Director Gelman and seconded by Director Draudt the Board voted 3-0 to approve opening the Sailfish Room when the pool opens, at the current rental rates, and adding a \$50 cleaning fee for "Sailfish Room Only" rentals.

Discuss facility rentals

The Board discussed facility rentals as a potential option once we have more certainty about the Covid "Blue" versus "Clear" dial and other state mandates.

B. Facility Master Plan Update

Essenza presentation: Phase 1

Alyssa Tharrett presented the pool master planning update. The Board reviewed the idea of potentially adding a bathroom for tennis players to use that is closer to the courts. Mr. George discussed his concern with risk of leaving the Sailfish Room open for bathroom use year round. Discussion followed. The Board reviewed options for adding a restroom that players can access throughout the year.

The design and construction schedule was reviewed with the Board. The Board discussed concern for starting the dive well improvement construction in the middle of pool season. Construction could start as early as January 2022 and would best be combined all at once.

Essenza presentation: Phase 2 – Scope and cost estimates

Ms. Tharrett presented the cost estimates to the Board. The Board would like to review the budget and cost estimates when the rest of the Board members are present.

Financial Matters: A. Financial Reports for the periods ending March 31, 2021

Dawn Schilling presented the March financial reports to the Board.

Upon motion by Director Gelman and seconded by Director Gelman, the Board approved the March financial reports, as presented, 3-0.

Legal Items: 2021 general obligation bonds issuance.

Tom Peltz opened the discussion. Kyle Thomas presented the Bond Financing options to the Board, as well as the financial and timing costs and benefits to obtaining a Moody's financial rating, insurance on the bond issuance and an audit of financial reports for the 2020 financials. Dawn Schilling shared that the cost of an audit could be \$5,000-\$6,000, and it would probably occur in the fall of 2021. Discussion followed.

The Board discussed and considered possible action regarding Resolution No. 2021-04-21 upon which the Board of Directors of the District intends to make a final determination to issue general obligation indebtedness. The title of Resolution No. 2021-04-21 reads as follows:

A RESOLUTION OF THE BOARD OF DIRECTORS OF SUNDANCE HILLS METROPOLITAN DISTRICT AUTHORIZING THE ISSUANCE OF

GENERAL OBLIGATION BONDS FOR THE PURPOSES APPROVED AT THE NOVEMBER 3, 2020 DISTRICT ELECTION; AUTHORIZING THE LEVY OF PROPERTY TAXES TO PAY THE BONDS; PROVIDING THE FORM OF THE BONDS AND OTHER DETAILS IN CONNECTION THEREWITH; AND APPROVING OTHER DOCUMENTS RELATING TO THE BONDS.

Upon motion by Director Draudt and seconded by Director Foley, the Board approved to accept the above resolution, as stated, 3-0. The Board directed that both Director Erb and Director Fehr review and sign off on the responses to the bond offering so that both could review the package, given their absence at the meeting.

Adjournment: Meeting was adjourned at 7:54 pm by acclamation.

The next meeting will be a Regular Meeting, held on May 19, 2021 at 5:30 p.m. via Zoom, due to the COVID health situation.

Lindsey Reese

Secretary for meeting



**MINUTES OF THE WEDNESDAY, MAY 19, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A REGULAR meeting of the board of directors was held at 5:30 p.m. on Wednesday May 19, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary, arrived at 5:43 pm
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Dawn Schilling, Schilling and Company
Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado
Randy Davis, District Resident
Nicole Detweiler, Spencer Fane
JC Chambers, MPM Recreation Management
Christa Plaza, Essenza Architecture
Max Henden, Swim Team Coach
Gwen Kleinert, District Resident
Donna Johnson, District Resident
Rebecca Mitchell, District Resident
Sally Newcomb, District Resident
Lydia Neptune, Swim Team Parent Representative

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

Director Erb called the meeting to order at 5:32 pm and declared a quorum.

Upon motion by Director Fehr and seconded by Director Gelman, the Board approved the agenda 5-0.

Upon motion by Director Gelman and seconded by Director Draudt, the Board approved the April meeting minutes, 5-0

Public Input: Max Henden from the Swim Team requested if the team could add a second lap lane on the side of the pool to accommodate private lessons since the team's season is so short this year. Discussion followed. The Board asked Mr. Henden to send scenarios for what the Swim Team would like to see with the second lap lane and give it a trial run for the first two weeks.

JC Chambers reported that Sean Hatzenbeuler with Aquawolves would like to keep some rental time with Sundance on Tuesday and Thursday mornings for two hours. The Board approved the time request by acclamation.

**Board Member
& Manager
Items:** None.

**Pool Manager's
Report:** JC Chambers discussed the main pool heater was cleaned due to some flames coming out of the side.

The pool will be open during typical hours and under normal conditions and procedures due to the COVID-19 dial being moved to "level clear." The Board discussed opening up the Sailfish Room for rentals as in previous years. MPM Recreation Management will take care of cleaning the Sailfish Room during the pool season. Mr. Chambers reviewed previous years' reservation structure. Discussion followed. The Board would like to move forward with the existing structure for Sailfish Room and pool rentals. The daily pass rates (\$15 and \$40) guest pass quantity were also confirmed with the Board to stay the same as in prior years.

Facility Master Plan Update

Christa Plaza and Alyssa Tharrett from Essenza Architecture reviewed next steps moving into the construction design and budgeting phase. The revisions and costs to the master plan were reviewed. Discussion followed. The estimated total project cost was approximately \$2.5 million.

Upon motion by Director Draudt and seconded by Director Fehr, the Board approved 5-0 to the Essenza phase C&D contract proposal, with an amount not-to-exceed \$230,000.

The Board would like Essenza to develop a poster to post at the pool for public comment and allow for a presentation at a Board meeting at a public hearing presentation during the beginning of a future meeting.

Financials Upon motion by Director Gelman and seconded by Director Erb, the Board approved 5-0 to the April financials.

Adjournment: Meeting adjourned at 7:43 pm by acclamation.

The next meeting will be a Regular Meeting, held on June 16, 2021 at 5:30 p.m.
via Zoom, due to the public health crisis.

Lindsey Reese

Secretary for meeting



**MINUTES OF THE WEDNESDAY, JUNE 16, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A REGULAR meeting of the board of directors was held at 5:30 p.m. on Wednesday, June 16, 2021, at 5:30pm, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities, Absent, arrived at 5:48p.m.
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Sarah Shepherd, Circuit Rider of Colorado
Nicole Detweiler, Spencer Fane
Matt Mundy, MPM Recreation Management
Penny Christman, District Resident
Joel Christman, Resident
Terry Wong, District Resident
Rebecca Hite, Resident and HOA Representative
Keith Klass, Resident

**Call to Order/
Agenda/**

Director Erb called the meeting to order at 5:32 pm and declared a quorum.

**Conflicts of
interest:**

Upon motion by Director Fehr and seconded by Director Gelman, the Board approved the agenda 4-0.

Upon motion by Director Gelman and seconded by Director Draudt, the Board approved the May meeting minutes, 4-0, as amended, noting that the June meeting is held in person not in June not via Zoom.

Public Input:

None.

Board Member None.
& Manager
Items:

Pool Manager's Report: Matt Mundy discussed the high pool usage this summer, as well as a few items of note. There are a few items for maintenance of the pool equipment, and a number of reservation overlaps and education with regard to use of the Civic Rec System. The number of members and swim team membership is performing over budgeted revenues.

The Swim team had requested use of the grass outside the pool and parking lot. Everyone is happy that the pool is open and enjoying the facility. Discussion followed regarding the request. **The Board would like the team to use the grass area outside the fenceline, including the entrance and in the playground area, but to not occupy the parking lot.**

Mr. Mundy reported on the 2nd lane line. Things seem to be going fine, with use being rare. The board was happy allowing the Swim Team lessons to proceed under the current plan with a reminder to the Swim teach coaches that patrons and MPM lessons take precedence as well as if occupancy exceeds 25 patrons there will be only one lane line.

The Sundance Hills HOA requested that the Board allow for the District to circulate the HOA 4th of July flier via an e-blast, and can forward the registration link once provided. The Board discussed details regarding the fees and past process for prior years as well as the logistics involved with inputting the event into the CivicRec system. The event is open to non-resident members, as well as all residents within the community. A question regarding a rental agreement between the HOA and the District for the 4th of July event as well as meeting rentals. Circuit Rider will help the HOA set up a login for reserving the Sailfish Room on the Civic Rec system.

The Board suggested using a simpler alternative sign up system for registrations. Director Foley will help direct Rebecca Hite to the software tool. Rebecca asked if the Board would be amenable to having some 4th of July events this year.

The District's rental contract will be utilized for the HOA for the 4th of July event as well as meeting dates for the year and should be renewed each year.

Facility Master Plan Update

Ms. Shepherd presented the CD timeline to the Board for the pool design and construction pricing, with specific notes and discussion on the timeline, community meetings, contingency relative to escalating construction costs, and keeping the pool facility open during all regular schedules.

Financials

Director Fehr presented the June 2021 financial report for the period ending May 31, 2021. Upon motion by Director Draudt and seconded by Director Foley, the Board accepted 5-0 to financial reports, as presented and accept the claims as presented. Rebecca Hite asked what the membership count currently is as of the meeting. Director Fehr will provide that report moving forward within the meeting packet. The Tennis-only membership seems to have seen some increase, but most have opted into joining the full pool. The Sailfish Room rentals have been coming in with the new online rental system, with a few glitches. Circuit Rider of Colorado will email all users to remind people of the process to obtain a rental for any of the facilities and will help MPM with approving these requests.

Ms. Shepherd will look into the best scorekeeping system and order if the system is affordable.

JBK should be blowing off the courts. Ms. Shepherd will check on the push brooms and with JBK on the maintenance schedule (sweep the courts).

Adjournment: Meeting adjourned at 7:43 pm by acclamation.

The next meeting will be a Regular Meeting, held on August 18, 2021 at 5:30 p.m. at the Sailfish Room 5626 S. Galena Street, Greenwood Village CO 80111.



Secretary for meeting



**MINUTES OF THE WEDNESDAY, AUGUST 18, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A REGULAR meeting of the board of directors was held at 5:30 p.m. on Wednesday, August 18, 2021, at 5:30pm, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities, Absent, whose absence was excused
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Sarah Shepherd, Circuit Rider of Colorado
JC Chambers Mundy, MPM Recreation Management
Terry Wong, District Resident
Christa Plaza, Essenza Architecture
Jason Golden, M.W. Golden
Kevin Harned, M.W. Golden
Sean Allen, M.W. Golden
Joe Ryan, M.W. Golden
Kevin Byczakowski, M.W. Golden
Tom Boucha, FCI
Logan Lenz, FCI
Max Pedersen, FCI, attended by phone
Adam Miller, A.D. Miller
Drew Miller, A.D. Miller
Sean Leahey, A.D. Miller
Eric Bakanowski, A.D. Miller
Nickolas Beers, A.D. Miller

**Call to Order/
Agenda/
Conflicts of
interest:** Director Erb called the meeting to order at 5:33 pm and declared a quorum.

The Board approved approved the agenda by acclamation.

Upon motion by Director Foley and seconded by Director Erb, the Board approved the June meeting minutes, 4-0, as presented.

Public Input: None.

**Board Member
& Manager
Items:** Discussion followed regarding pool and cabana rental times and possible limits on capacity and food truck night overlap, parking issues and capacity.

Moving forward some possible options to be considered in the coming months could be: Pool management could post notice in the cabana on nights that there are parties; the parking lot could close during food truck night; the HOA could rent the facility during food truck nights; capacity could be limited to a certain amount that aligns best with practices and staff availability; the management group could provide some outward facing notification so resident's can view the calendar on nights that there are parties.

The discussion will be taken up again in November-February during off season.

Facility Construction Interview Process:

Ratify RFQ and RFP Bid:

Upon a motion by Director Erb, with a second by Director Gelman, the board voted 4-0 to ratify the bid publication calling for qualifications and recommending all contractors who provided qualification packets to the August board meeting, as discussed at the facility planning meetings.

M.W. Golden: The team joined the board to present their construction proposal. Jason Golden introduced their estimating, leadership and construction, superintendent and engineering team. The team gave an overview of prior work.

Pre-construction services were discussed, especially regarding single subcontractors, and getting budget within range. Once the project scope is finalized 3 bids are sought from subcontractors. They provided detail about materials cost increases, specifically regarding pool. Some of the cost savings ideas, in particular with regard to the pool resurfacing and pump repair. There could be some cost-deferral, value-engineering items to achieve during the designing process.

Facility Construction Interview Process Continued:

The team presented their anticipated schedule and recommendations regarding demolition permitting, building plan permit submittal, and the concentrated design work within the next few weeks following the board meeting.

Discussion followed regarding weather closure and questions around scheduling to ensure the pool is open in good time for the Spring season. Director Gelman asked about past projects of similar scope with the time targets. The plaster for the pools is going to be the most challenging time-window for the project, as well as sourcing plaster. Director Gelman asked about subcontractor staffing; all the subs that M.W. Golden intends to work with are well staffed.

JC Chambers asked about the exchange of pool equipment in the control room at a later date. There could be a potential delay that would add time-savings by plastering the older pools at a later date (2022-2023) and plastering the new pool prior to opening.

Terry Wong asked if scheduled dates were missed if that could affect the pricing. If an uncontrollable situation came about that could bring about a discussion around timing, but if the delays are foreseen or can be controlled by the construction team that responsibility lands on the contractors shoulders.

The board thanked the team for attending the meeting and presenting their proposal.

FCI Construction Inc.:

The team joined the board to present their construction proposal. Tom-Boucha, Logan Lenz and Max Pedersen introduced their estimating, project management and superintendent team. The team gave an overview of prior work of 40-years of experience and 20+ pools, including remodels of occupied facilities.

The team gave an overview of their proposed project process, working with the neighborhood and being a good member of the community while on site during construction.

Discussion followed regarding procurement of materials, especially pool re-finishing.

Logan gave of overview of the site plan logistics, staging, trash removal and project timeline and work plan.

Facility Construction Interview Process Continued:

Tom gave an overview of the project timeline which will be emailed so the board can look at the project.

Max gave an overview of the project estimate. He then provided a number of proposed value engineering items and noted that FCI's pricing estimate might be more precise given the FCI is working on another project in the neighborhood, as well as benefitting from using subcontractors very efficiently if they can handle the dual project.

Max gave a presentation regarding a few suggestions for value engineering and local experience. Director Erb asked about confidence in scheduling and completion because of scope, material procurement and weather. Director Erb asked about any items within the scope that might be a bit of a potential issue. Max responded that they would want to pay special attention to make sure the diving boards are retained but meet code.

Terry Wong asked about how much work would be directly provided by FCI. Max respond that most of the scope is with the pool work, so much will be provided by subcontractors. The pool contractor proposed is High Country Pools.

The board thanked the team for attending the meeting and presenting their proposal.

A.D. Miller:

The team joined the board to present their construction proposal. Adam Miller introduced the project team and himself as an owner and Senior Project Management. Sean Leahey, Superintendent. Nicholas, estimator, Andrew Miller, support estimator and project manager. Adam gave an overview of the project team and company. The company is located about 2 miles away from the facility and the owners of the company are very engaged in the construction and pre-construction process. The company specializes in aquatics and parks and recreation construction.

The team provided an overview of their completion rate, safety rating and teamwork approach with the community, cost transparency and general overview of the process of designing the project and getting the scope and budget into the proper range, as they described as an integrated project approach.

The team presented recent similar experience: Parker's O'Brien Aquatics Park, Ken Caryl Ranch House Pool, County Club at Woodmoor, Town of Limon and others.

Facility Construction Interview Process Continued:

The demolition permitting and construction permitting overlapping timelines and process was described.

Adam gave an overview of the project team and continuity from the pre-construction through the end of construction, through the integrated contractor approach. ___ gave an overview of the pre-construction and site planning process as the project moves into design development and construction drawings.

Eric described trend log progress and pre-construction during the value-engineer/scope and procurement process. The team provided an overview of the construction video and project management software. Plaster procurement was noted as a priority. Adam gave an overview of the site plan management.

Director Erb asked about the cost estimate accuracy. Eric answered that the estimate included a lot of detail, specifically on the pool, concrete for the pump room and subcontractors.

Director Erb asked about the schedule given the scope. The team seemed very confident about the schedule given the aggressive schedule presented by the District.

JC Chambers asked which pool subcontractor is intended. High Country Pools is the intended contractor and Colorado Hardscapes is a potential backup.

Terry Wong asked about how much work would be directly provided A.D. Miller. Adam responded that most will be provided by subcontractors.

Terry asked about the team's location being nearby. How will the project be enhanced with that proximity? The ability to travel onsite to the project will allow for an ease of access by the entire team, especially leadership and facility warehouse equipment nearby to mitigate environmental weather risks and oversight of subcontractors.

Director Gelman asked if the team has worked for the City of Greenwood Village in the past. The team is familiar with the City's requirements for projects and has done work for the municipality in the past.

The board thanked the team for attending the meeting and presenting their proposal.

Facility Construction Interview

Discussion followed regarding the potential contractors and possible follow up questions that the board would like to ask in follow up.

Process Continued:

The board would like to call references to ask about budget and timeline of their projects and will have management assist in reporting back after those conversations at a Special meeting on Monday, August 23, 2021, at 12 noon via zoom.

Pool Manager's Report:

Nothing additional to report on.

Financials

Director Fehr presented the financial reports for the periods ending June 30, 2021 and July 31, 2021. Upon a motion by Director Erb, with a second by Director Foley, the board voted 4-0 to approve the July 2021 financial reports, as presented.

Aquawolves, management and the pool construction team will work on logistics to see how long the team can occupy the pool moving into the construction plan.

The board confirmed the waiver of use fees for the Caring Colorado usage and the pricing on additional guest passes.

The rental fee with Aquawolves was not waived.

Adjournment:

Meeting adjourned at 9:19 pm by acclamation.

The next meeting will be a Regular Meeting, held on September 15, 2021 at 5:30 p.m. at the Sailfish Room 5626 S. Galena Street, Greenwood Village CO 80111.



Secretary for meeting



**MINUTES OF THE AUGUST 23, 2021 SPECIAL MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A special meeting of the board of directors was held at 12:02p.m. on Monday August 23, 2021 via Zoom, due to the public health crisis.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado
Christa Plaza, Essenza
Sally Newcomb
Terry Wong
Mindy Davine

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

Director Erb called the meeting to order at 12:02 pm and declared a quorum.

Upon motion by Director and seconded by Director, the Board approved the agenda 5-0.

Public Input:

No public comments present.

**Board Member
Items:**

Discussion and consider approval of contractor for design build services
Reference calls were reviewed. Discussion followed.

The Board reviewed and discussed the two top contractors from the Board meeting interviews.

Upon motion by Director Erb and seconded by Director Draudt, the Board voted 5-0 to select A.D. Miller as general contractor for the pool renovation.

Adjournment: Meeting adjourned at 12:29 pm by acclamation.

The next meeting will be a Regular Meeting, held on Wednesday, September 15, 2021 at 5:30 p.m. in-person or via Zoom if necessary, due to the public health crisis.



Secretary for meeting



**MINUTES OF THE WEDNESDAY, SEPTEMBER 15, 2021 REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A REGULAR meeting of the board of directors was held at 5:30 p.m. on Wednesday, September 15, 2021, at the pool facility 5626 S Galena Street, Greenwood Village, CO 80111.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities

Jeff Erb, President

Amy Fehr, Treasurer, Absent, whose absence was excused

Bailey Foley, Secretary

Gabe Gelman, Vice President, Buildings & Grounds, departed at 6:47 p.m.

Other attendees:

Sarah Shepherd, Circuit Rider of Colorado

JC Chambers Mundy, MPM Recreation Management

Terry Wong, District Resident

Christa Plaza, Essenza Architecture

Jack Campbell, District Resident

Donna Johnston, District Resident

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

Director Erb called the meeting to order at 5:40 pm and declared a quorum.

The Board approved approved the agenda by acclamation.

Upon motion by Director Gelman and seconded by Director Foley, the Board approved the agenda, 4-0, as presented.

Facility Design Update:

Christa Plaza presented the poster board designs, beginning with the wading pool. The wading pool fencing with lifeguarding is an important aspect of the pool. Discussion followed regarding the design, including water elements/features, colors, height and footprint, as well as budget to oversee the pool with the potential need for additional lifeguards. The age group intended is for 6 and under and parent supervision. The spray features will be set on timers or motion sensors so they will save electricity when not in use.

Discussion followed regarding code options and safety with the new pool design related to a fence around the small pool. With budget surplus there would be adequate funding to add another guard to the pool management contract.

The Board would like the pool to be deeper than 18", remove the fence line and ask MPM to add a lifeguard to their contract proposal for 2022. The board liked having lower spray features, more right angles a dump bucket, and a nice double bump slide with natural-colored features.

Discussion followed regarding the site plan features. It might be valuable to have two shower/foot wash stations, one next to the volleyball court and one next to the bathrooms on the pool deck or near the playground fence-line. The showers and foot wash stations will need to run water and sanitary drainage to both stations and the price will be added to the next round of bids.

Christa gave an overview of the floor plan including the seasonal all-gender changing room and bathroom, remodel of the lifeguard area with audio visual equipment electrical wiring capability.

Discussion followed regarding locating the storage for lane lines and pool covers, as well as the location of the water bottle filling station on the pool deck as well as outside the family changing area.

Discussion followed regarding saving as many trees as possible and planning for tree planting succession in the future.

Discussion followed regarding the mechanical room construction work plan as well as hoists for pump maintenance.

Christa presented the interior specification, finish materials, tiling, lighting, and color options. If there is budget enough for refinishing the Sailfish Room bathrooms to match the changing room, that could be a good priority addition.

Discussion followed regarding potentially matching tiling around all the pools to match the new wading pool.

Public Input: None.

Board Member & Manager Items: No additional items.

Pool Manager's Report: JC Chambers presented the pool manager report. Aquawolves would like to rent the pool up until December 15, 2021. The board directed management to extend the contract, per the same arrangement as is currently in place this season and in coming years. Upon a motion by Director Erb, with a second by Director Foley, the board voted 3-0 to extend the Aquawolves contract through the end of the year. Management will work with Aquawolves to execute the contract.

The outdoor facilities will be winterized in a couple of weeks and the pool will officially close on the 25th of September, pending the weather. Upon a motion by Director Draudt, with a second by Director Erb, the board voted 3-0 to extend the pool season on weekends from 12pm-8pm until the end of September, which would cost \$2,200, weather dependent.

Management will send an e-blast to the community with this informational announcement.

He noted that the water heater is in poor shape.

Facilities Report: Sarah Shepherd noted that there are a few items that need some maintenance inside the Sailfish Room including lighting and asked about the hours for the room over the winter.

The playground proposals will be requested for the October meeting.

Budget discussion will occur at the October meeting and the Budget hearing in November.

Financials Sarah Shepherd presented the financial reports for the periods ending August 31, 2021. Upon a motion by Director Erb, with a second by Director Foley, the board voted 3-0 to accept the August 31, 2021 financial reports, and approve the Claims payable, as presented.

Minutes: Upon a motion by Director Erb, with a second by Director Foley, the board voted 3-0 to approve the August 18 regular meeting and August 23, 2021 special meeting minutes, as presented.

Adjournment: Meeting adjourned at 8:05 pm by acclamation.

The next meeting will be a Regular Meeting, held on October 20, 2021 at 5:30 p.m. at the Sailfish Room 5626 S. Galena Street, Greenwood Village CO 80111.



Secretary for meeting



**MINUTES OF THE WEDNESDAY, OCTOBER 13, 2021 SPECIAL MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A Special meeting of the board of directors was held at 5:00 p.m. on Wednesday, October 13, 2021, at the pool facility 5626 S Galena Street, Greenwood Village, CO 80111.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities

Jeff Erb, President, arrived at 5:30 p.m.

Amy Fehr, Treasurer, Absent, whose absence was excused

Bailey Foley, Secretary

Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Sarah Shepherd, Circuit Rider of Colorado, District Management

JC Chambers Mundy, MPM Recreation Management

Christa Plaza, Essenza Architecture

Melissa Lanning, Essenza Architecture

Jack Campbell, District Resident

Terry Wong, District Resident

Dawn Schilling, Schilling and Co. Inc., District Accountant

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

Director Gelman called the meeting to order at 5:16 pm and declared a quorum.

The Board approved the agenda by acclamation.

Upon motion by Director Gelman and seconded by Director Foley, the Board approved the agenda, 3-0, as presented, noting that items will be taken out of order.

Facility Design Update:

Christa Plaza presented the poster board designs, beginning with the wading pool. The wading pool fencing with lifeguarding is an important aspect of the pool. Discussion followed regarding the design, including water elements/features, colors, height and footprint, as well as budget to oversee the pool with the potential need for additional lifeguards. The age group intended is for 6 and under and parent supervision. The spray features will be set on timers or motion sensors so they will save electricity when not in use.

A special planning meeting will occur on the 26th of October at 11 a.m. Management will notice the special meeting through regular channels.

Christa and Melissa presented the materials for selection in the 100% DD documents.

Ms. Shepherd noted that a single hazardous material test was taken for the permitting requirement. The group selected epoxy, wall tile, floor tile, pool waterline tile, pool diamond-brite finish, grout color, backsplash, lighting, trex material to replace the bathroom benches, countertops with fingerprint-proof coating, cabinetry.

Baby pool slide designs were presented. The Board liked the double-slide design. Slide colors were presented. Yellow, royal blue, ocean and white were preferred. Spray features were discussed and selected. Color renderings will follow.

Discussion followed regarding the layout of the new equipment room.

Public Input:

None.

Board Member & Manager Items:

No additional items.

Pool Manager's Report:

Sarah Shepherd presented the pool report. Discussion followed regarding the Water Polo request for sharing the dive well. The Board asked that the Water Polo commit to a minimum pool time for the coming months with a written proposal to the District. Ms. Shepherd will work with pool management to notify the Water polo league.

The pool heater has a uneven flame and will be repaired.

**Facilities
Report:**

Sarah Shepherd noted that there are a few items that need some maintenance inside the Sailfish Room and a good cleaning needs to be done.

Terry Wong reported on the tennis court—a new scorer was added to the facility. The tennis league fees were discussed. Terry would like the board to consider changing the tennis fees for next season. Director Draudt, Director Fehr, Terry Wong and Rebecca Hite will discuss the fees for resident and non-resident memberships.

Director Foley requested that swim team leadership discuss fees with a board representative prior to the November budget hearing meeting.

Financials

Dawn Schilling presented the financial report for the period ending September 30, 2021. Upon a motion by Director Erb, with a second by Director Foley, the board voted 4-0 to accept the September 30, 2021 financial reports, and approve the Claims payable, as presented.

Management will publish the 2021 budget amendment notice for that hearing at the November 17, 2021 meeting as well.

Discussion followed regarding the Audit proposal for the 2022 budget. Upon a motion made by Director Draudt, with a second by Director Gelfman, the board voted 4-0 in favor approving the Logan and Associates Audit contract.

Minutes:

Upon a motion by Director Erb, with a second by Director Foley, the board voted 4-0 to approve the September 15, 2021 regular meeting minutes, as presented.

Adjournment:

Meeting adjourned at 7:15 pm by acclamation.

The next meeting will be a Regular Meeting and the 2022 budget hearing, held on November 17, 2021 at 5:30 p.m. at the Sailfish Room 5626 S. Galena Street, Greenwood Village CO 80111.



Secretary for meeting

October 13, 2021, 5:00 p.m.- 7:00 p.m.

Sundance Hills Metro District Pool and Park Renovation

Meeting Minutes:

1. In attendance:
 - a. (EA) Christa Plaza and Melissa Lanning
 - b. (SDH) Terry Wong, Jack Campbell, Donna Johnston, Sarah Shepherd, Michael Draudt, JC Chambers, Jeffrey Erb, Gabe Gelman, Dawn Schilling, and Bailey Foley.
2. Review of Schedule
 - a. SDH and EA agreed to move the technology meeting to 10/26 at 11am.
 - b. SDH confirmed the virtual meeting for 11/23.
3. Review of Interior Finishes
 - a. SDH approved the custom tile pattern for the waterline at all pools.
 - b. SDH like the oyster finish for the pool plaster.
 - c. SDH approved the light fixture and would like two different colors for the front desk and the pavilion. EA noted there will be two different sized fixtures.
 - d. SDH likes the tessellation tile for the family changing room floor.
 - i. SDH would like to find a color wave that does not have a light color in it as it will show dirt.
 - ii. SDH would like a lighter tile on the wall to brighten the space.
 - iii. EA to order other samples and send to Bailey for review.
 - e. SDH likes the darker solid surface color for the countertop.
 - f. SDH prefers the laminate for the front surface of the desk but would like more contrast with the countertop. EA will order samples and send to Bailey for review.
 - g. SDH approved the trex sample for the bench replacement.
4. Pool Selections
 - a. EA to have waterplay update the rendering per the selected color scheme.
 - i. SDH doesn't like the graphite color.
 - ii. SDH liked Yellow, Ocean, Royal, White, and Royal Blue.
 - b. SDH approved the double slide.
 - c. SDH selected three features for the waterplay mini – the dew drop, sparx, and whirlwind. See attached.
 - d. SDH likes the idea of having play features at different heights.
 - e. SDH would like to pursue ozone and not UV as the second means for sanitization.
 - i. EA to follow up with CH on the requirements of the MAHC.
 - f. SDH approved the sketch for the pool pump room.
 - g. EA will work with CH to update room design to create better circulation for maintenance.
5. Final thoughts
 - a. Storage needs to be considered during construction.
 - b. The community room should not be used as the construction trail.
 - c. JC noted there is an uneven flame in the pool heater so that will need to be replaced.
 - d. JC would like the plaster contractor information from AD Miller.
 - e. Sarah has walked two contractors though the playground and they have noted there is extensive ADA work that needs to be completed. Sarah has asked them to hold 40K for equipment.
 - f. Roofing subcontractor requested by AD Miller is Armor Exteriors.

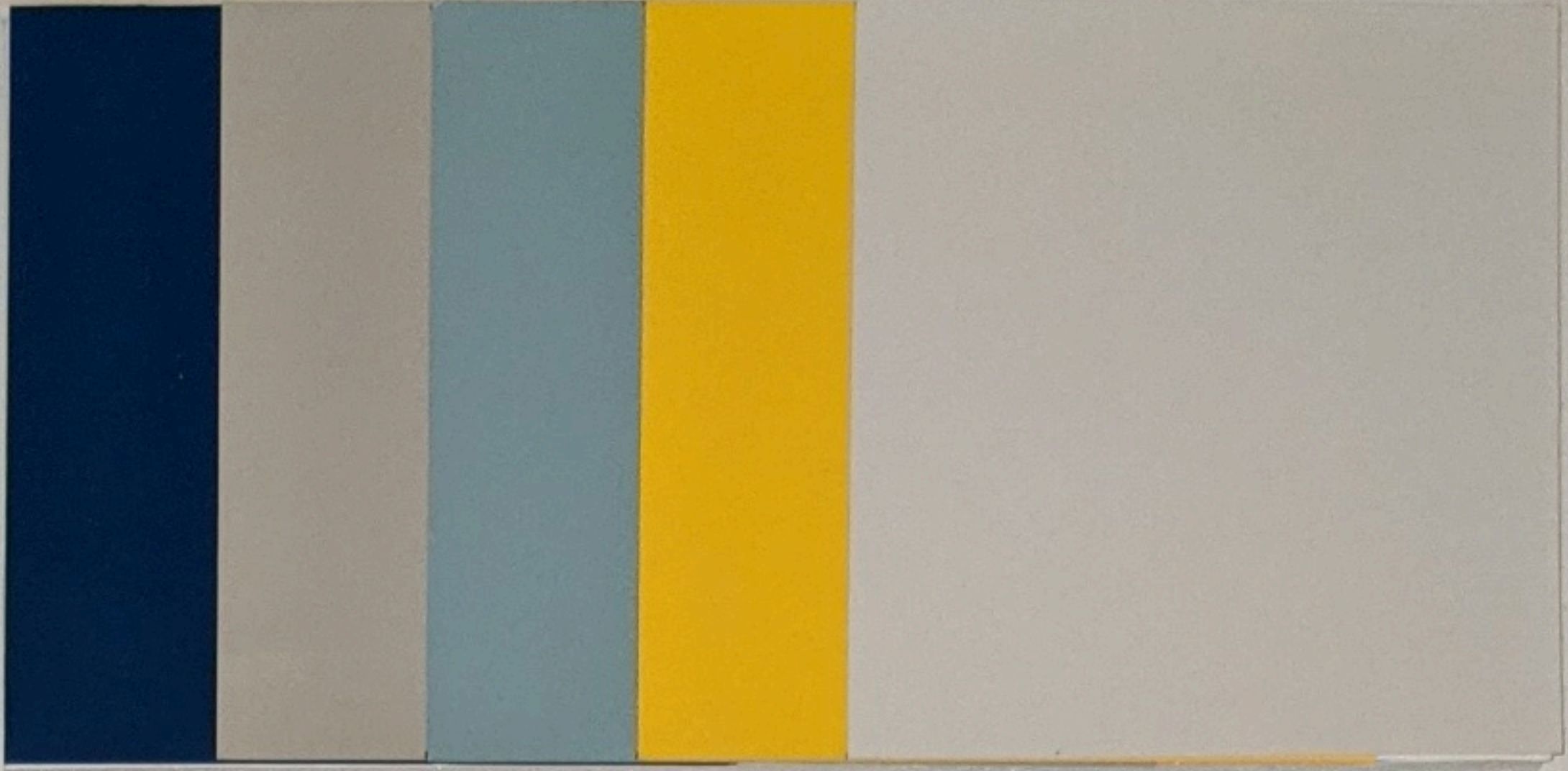
- g. The SDH team would like to include an allowance to patch the concrete floor in the entry area behind the front desk.

6. <u>Action Items:</u>	<u>Action By:</u>
a. SDH to confirm HOA/swim team needs for storage.	ASAP
b. EA/ADM to research floor patch option for the check-in area.	ASAP
c. EA to coordinate with AEDG to have a technology review meeting.	10/13
d. EA to send new sample options to the team for review	ASAP

7. <u>Items that may affect scope:</u>	
a. Refinishing of the men's & women's bathrooms (rooms 103 & 104) as an alternate.	
b. Wall at entry opposite the women's showers needs to be patched and repaired. SDH would like a panel to access plumbing in women's shower.	
c. Under-cabinet refrigerator in the check in area.	
d. SDH would like to demo stairs and platform in the HOA storage to make it the same level as adjacent storage.	
e. New electrical line will be needed for power to keycard access to the tennis courts.	



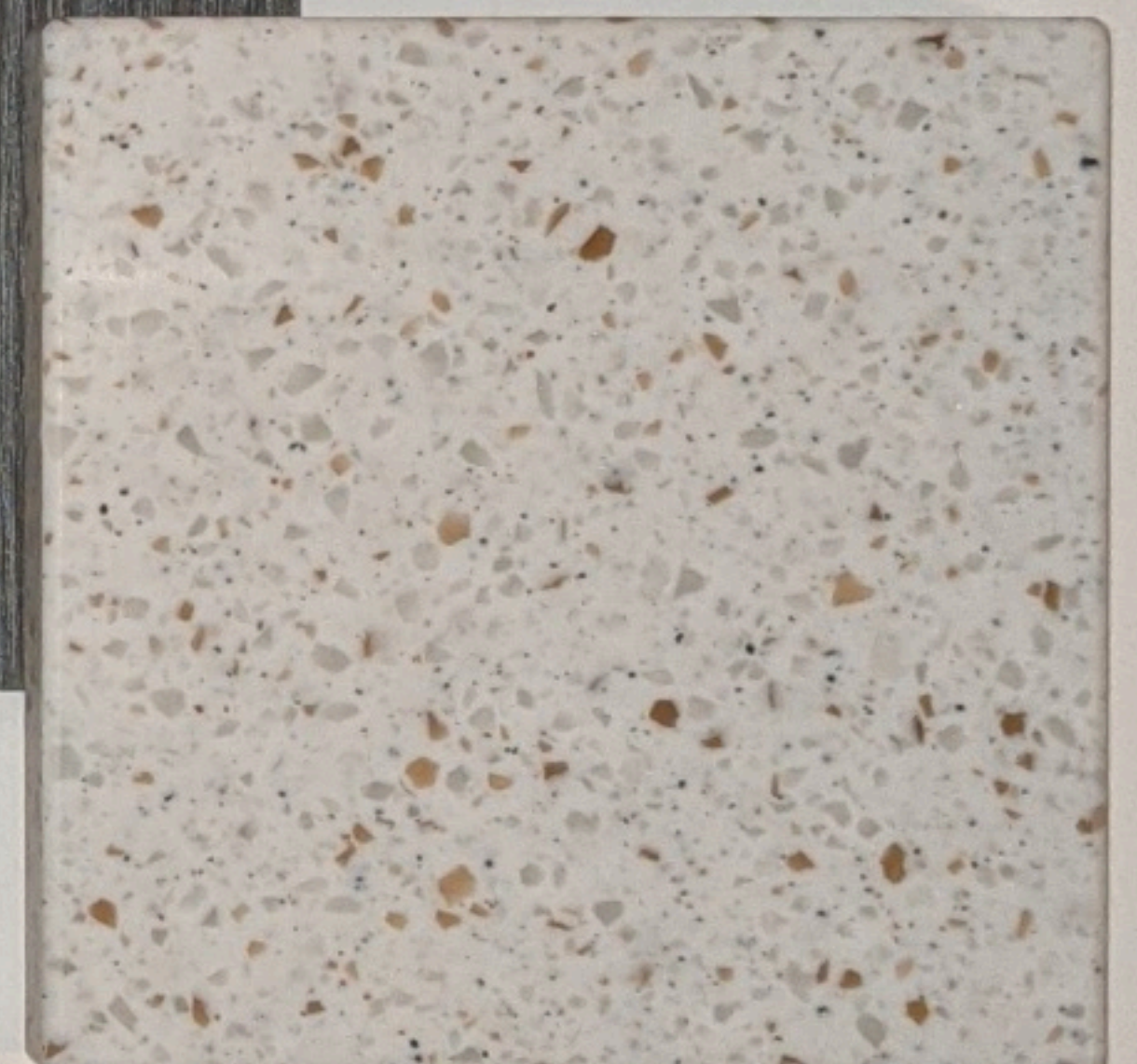
Metal Wall Panels



Color Palette



Laminate Cabinet



Solid Surface Counter



Wall Tile



Light Fixture



Bathroom Tile



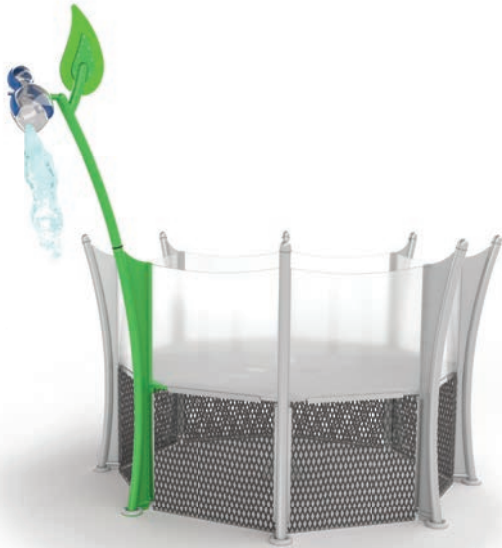
Epoxy Floor



Pool Tile



ACTIVITY TOWERS



FEATURING playCONNECT™

Waterplay's playCONNECT™ feature mounting system connects the feature to the existing post, making it easier to install, phase and expand your project. playCONNECT™ increases the lifespan of your structure by simplifying and reducing the cost of future refurbishments.



DEW DROP

PLAY ZONES

0-4

5-8

9+

HIGHLIGHTS

Dew Drop's clear bucket slowly fills and dumps intermittently, splashing onto the anxious waterplayers below.

WATER DISPLAY

.....
splash effect



high action



big splash



AquaLume™

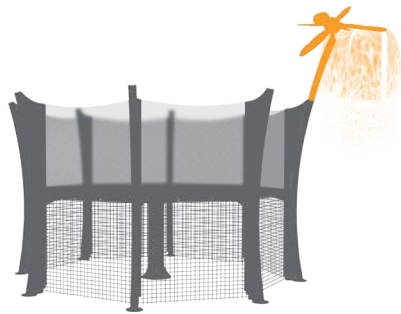
PRODUCT COLLECTION

Grasslands

COLOURS

As shown in illustration

ACTIVITY TOWERS



FEATURING playCONNECT™

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SPARX

PLAY ZONES

0 - 4

5 - 8

9 +

HIGHLIGHTS

Landed softly on a blade of grass, Sparx displays translucent wings that mimic a real dragonfly while a soft shower of water falls from the tail.

WATER DISPLAY

shower effect



gentle water effect



AquaLume™

PRODUCT COLLECTION

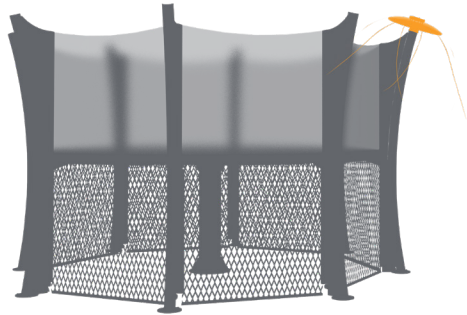
Cirque

COLOURS

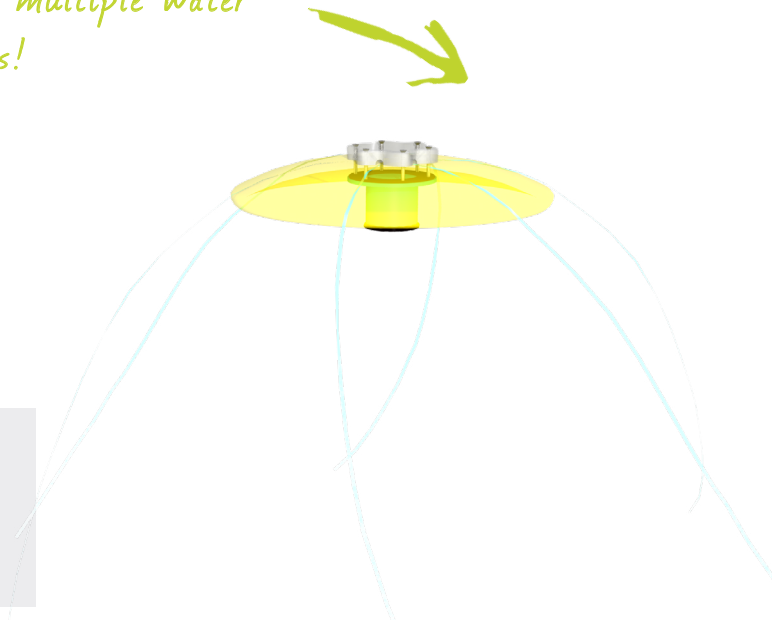
As shown in illustration

ACTIVITY TOWERS

ENGAGES WATERPLAYERS ON AND OFF THE TOWER!



Spin fast or slow to reveal multiple water effects!



FEATURING playCONNECT™

Waterplay's playCONNECT™ feature mounting system connects the feature to the existing post, making it easier to install, phase and expand your project. playCONNECT™ increases the lifespan of your structure by simplifying and reducing the cost of future refurbishments.

WHIRLWIND

PLAY ZONES

0-4

5-8

9+

HIGHLIGHTS

Spin fast to create a big splash or spin slow to create a gentle swirling pattern—changing directions at any time! The Whirlwind allows waterplayers to investigate the relation between motion and water.

WATER DISPLAY

laminar water stream effect



interactive



360° rotation



scientific inquiry

PRODUCT COLLECTION

Kaleidoscope Collection

COLOURS

See Waterplay Colour Collections

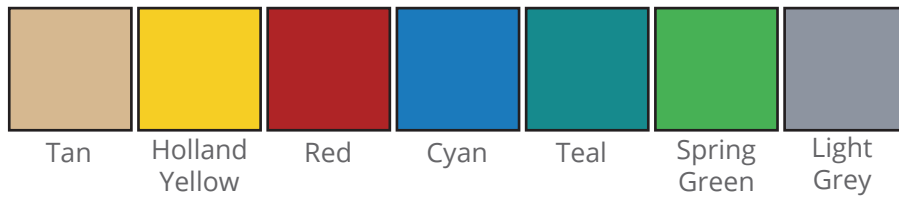
AT FLUME 4FT SP DBL WAVE

0010-2093



1. Flume (Standard Colour): _____

STANDARD COLOURS





vue du dessus



vue latérale



AT FLUME 4FT DBL WIDE STRAIGHT - NO RO

0010-9220

GAMME DE PRODUITS Activity Towers

CATÉGORIE Toboggans

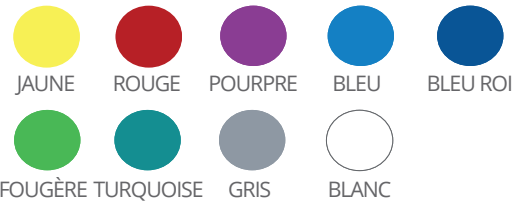
POSSIBILITÉS DE JOUER

Une descente deux fois plus large, c'est deux fois plus de plaisir ! Occupe tout l'espace et profite de la glissade, ou trouve un copain avec qui faire la descente en même temps. Ce toboggan est vendu avec un tapis amortisseur et est idéal pour les installations de pataugeoire.

TOBOGGANS	Ouvrez
HAUTEUR	1219mm (4 pi)
ORIENTATION	Tout Droit
SORTIE	Non

Voir le fichier de spécification pour les détails

COLOURIS STANDARD



COLORIS MATS À IMPACT



Bleu des Caraïbes

Bleu pâle

**COMPATIBLE AVEC
ACTIVITY TOWERS**

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Profondeur Nulle/Pataugeoire/Surface En Pente

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PAINT COLOUR PALETTES

Waterplay's carefully selected colour offering includes **21 dynamic paint colours** and shades intended to tell any story, showcase any design, and encourage creativity. Designed to withstand the elements, our super durable, lead-free powder coating is built to withstand extreme climate temperatures, moisture and UV exposure.

AQUALUME™

Impact resistant and durable polymer that allows the sunlight to pass through for a truly stunning play experience.






DUMPING BUCKETS



COLOUR COLLECTIONS

Good design tells a story. Ask about our harmonized **colour collections** and ensure that your next aquatic project hits the mark.



	VANILLA	RAL 1013
	BEIGE	RAL 1001
	YELLOW	RAL 1018
	MELON	RAL 1028
	ORANGE	RAL 2011
	RED	RAL 3001
	MAROON	RAL 3011
	PURPLE	RAL 4008
	PLUM	RAL 4007
	ROYAL BLUE	RAL 5005
	BLUE	RAL 5015
	TURQUOISE	RAL 5018
	FOREST	RAL 6001
	FERN	RAL 6018
	OCEAN	RAL 6027
	SAGE	RAL 6019
	GREY	RAL 7040
	GRAPHITE	RAL 7043
	BROWN	RAL 8028
	WHITE	RAL 9003
	BLACK	RAL 9005



MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS

A regular meeting of the Board of Directors of the Sundance Hills Metropolitan District was held on November 17, 2021 at 5:30 pm, at the Sailfish Room, 5626 S Galena Street, Greenwood Village CO.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities, joined by phone
Jeff Erb, President, arrived at 5:50 pm
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Dawn Schilling, Schilling and Company Inc.
Melissa Lanning, Essenza Architecture
Christa Plaza, Essenza Architecture
Drew Miller, AD Miller
Adam Miller, AD Miller
Eric Bakanowski, AD Miller
JC Chambers, MPM Recreation, joined by phone
Jason Pomerantz, Resident
Suzy Vaughn, Resident
Cindi Gelman, HOA Rep/Resident
Molly Carr, Swim Team Rep
Terry Wong, USTA Rep/Resident, departed at 6:35 pm
Rebecca Hite, USTA Rep/Resident, by phone, departed at 6:35 pm
Jack Campbell, Pool Committee/Resident
Sarah Shepherd, Circuit Rider of Colorado

Call to Order/Agenda/ Conflicts of interest:

Director Gelman called the meeting to order at 5:36 pm and declared a quorum.

The Board approved the agenda by acclamation.

Approval of October 13, 2021 minutes:

Upon a motion by Director Foley, with a second by Director Fehr, the board voted 4-0 to approve the minutes, as presented.

Facility budget scope discussion:

Discussion on scope, site plan and budget: Essenza and AD Miller

Discussion followed regarding materials for the pool facility. Tile color and costs were discussed. Countertop color was discussed. The entrance gate will remain in place with

added doors inside for winter weather protection and access to the year-round changing room and bathroom.

The floors will be refinished in full at the pool entrance. Discussion followed regarding the electrical and wifi connection to entry system down to the tennis courts. Options and pricing will be presented with input from AD Miller in the coming weeks. Slide and kiddie pool features colors were discussed. The Board approved the design and preferred golden yellow versus lemon yellow colors. The long lead time on ordering for the slide and Diamondbrite was discussed.

Pool project budget review by Essenza and AD Miller

The general budget increases were presented to the Board. AD Miller accounted for approximately 2/3 of the increases in scope clarification and escalation due to inflation and other market considerations.

Discussion followed regarding the diving board changes, water-bottle filling station location, water heating at the foot wash, and outdoor rinsing shower.

Alternates scope and timing were discussed (as to when these items must be added and how the total budget with administration and overhead adjusts when these items are added).

Discussion followed regarding the tennis court wall repair scope. The full scope and overall budget was discussed in detail. The Swim team representative, Molly Carr, asked about storage during construction. Management will coordinate with the swim team and HOA to move items out of the storage rooms into the Sailfish Room during construction, prior to the construction team beginning staging efforts (in early December).

USTA Tennis Membership

Terry Wong and Rebecca Hite presented on the tennis membership fee proposal. The recommendations were included in the board meeting packet. Their goal was to review comparisons of tennis fees and to promote a robust USTA program. Terry and Rebecca provided their comparables list, and believe the Sundance Hills fee is higher than at other facilities, especially for the non-resident tennis players, and that there were fewer teams in 2021 playing based upon the membership fee; they are proposing a fee of \$25 for a key card to all, plus a lower rate for each membership, as well as an “emergency” member on a case-by-case basis at a reduced rate. The Board thanked Mr. Wong and Ms. Hite for their proposal and partnership.

Director Fehr reported upon the pool and tennis membership proposed by the Board for 2022. The Board members who were part of the discussion would like to keep the single fee versus more option versus reducing the fees.

Discussion followed regarding the balance of maintaining league and recreational participation as well as the cost balance between the resident and non-resident.

Swim team report

Molly Carr presented the swim team report. They would like to request the \$5,000 contribution in 2022 which will go to significant operations.

Board Member & Manager Items: 2022 Meeting Schedule
Upon a motion by Director Erb, with a second by Director Foley, the Board voted 4-0 to approve the annual meeting resolution, as amended.

Financial Matters: November 2021 financial report
Director Fehr presented the financial report for the period ending October 31, 2021 to the Board. The contract with Aquawolves has been a helpful revenue stream. The Board reviewed the claims payable for November.

Upon motion by Director Erb, and seconded by Director Draudt, the Board voted 5-0 to approve the financial report and the claims payable totaling \$70,225.50, as presented.

Contract renewals 2022

The Board reviewed the contract renewals for 2022 landscape maintenance, pool management, District management, tennis lessons, District accountant, District Auditor, respectively; JBK Landscape, MPM Recreation, Circuit Rider of Colorado and SF Tennis, Schilling and Company Inc. and Logan and Associates.

Upon motion by Director Erb and seconded by Director Draudt, the Board voted 5-0 to approve the JBK Landscape, Circuit Rider of Colorado, SF Tennis, Schilling and Company Inc., Logan and Associates, and MPM Recreation contracts for 2022.

May 3, 2022 Election Resolution

The Board reviewed the Resolution for a regular director election for May 3, 2022. **Upon a motion by Director Erb, with a second by Director Gelman, the board voted 5-0 to approve the resolution, as presented.**

Adjournment: Meeting adjourned at 9:13 pm by acclamation.

The next meeting will be a Regular Meeting, held on January 10, 2022 at 5:30 p.m. via Zoom/Sailfish Room, depending upon construction processes and COVID conditions.



Secretary for meeting

**MINUTES OF THE PUBLIC HEARING
OF THE BOARD OF DIRECTORS OF THE
SUNDANCE HILLS METROPOLITAN DISTRICT
HELD TO CONSIDER THE ADOPTION OF THE 2022 BUDGET
ON NOVEMBER 17, 2021**

**A regular meeting of the Board of Directors of the Sundance Hills Metropolitan District was held
on November 18, 2020 at 5:30pm, at the Sailfish Room.**

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities, joined by phone
Jeff Erb, President, arrived at 5:50 pm
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Dawn Schilling, Schilling and Company Inc.
Melissa Lanning, Essenza Architecture
Christa Plaza, Essenza Architecture
Drew Miller, AD Miller
Adam Miller, AD Miller
Eric Bakanowski, AD Miller
JC Chambers, MPM Recreation, joined by phone
Jason Pomerantz, Resident
Suzy Vaughn, Resident
Cindi Gelman, HOA Rep/Resident
Molly Carr, Swim Team Rep
Terry Wong, USTA Rep/Resident, departed at 6:35 pm
Rebecca Hite, USTA Rep/Resident, by phone, departed at 6:35 pm
Jack Campbell, Pool Committee/Resident
Sarah Shepherd, Circuit Rider of Colorado

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

Upon motion by Director and seconded by Director, the Board approved the agenda 5-0.

Public Input:

The public hearing on the budget was called to order at 8:51 pm by Director Erb.

No public comment.

Director Erb closed the public hearing at 8:52 pm.

Board Discussion

The Board presented the 2022 budget as presented by Director Fehr.

Cindi Gelman shared that the HOA is able to share the 50% maintenance cost on the entrance beds again in 2022.

Membership fees were discussed. In support of increase USTA leagues the board set the tennis fees at \$100 for residents and \$150 for non-residents, and \$50 for one-time emergency substitutions.

To balance the budget and maintain the new facilities that will be constructed and repaired in 2022, membership fees for 2022 were set as follows: Resident Family \$400, Resident Individual \$240, Senior Resident Family \$275, Senior Resident Individual \$225, Non-resident Family \$750, Non-resident Individual \$450, Resident Tennis Membership \$100, and Non-resident Tennis Membership \$250.

2021 Budget Amendment

Upon a motion by Director Erb with a second by Director Draudt, the Board voted 5-0 to approve the 2021 budget amendment resolution, as presented.

Adoption of the 2022 Budget, Appropriate Funds, Set 2022 Mill Levy

The draft 2022 Budget was properly noticed in the Villager Legals and was circulated to the Board before October 15, 2021.

Upon motion by Director Erb, and seconded by Director Draudt, the Board voted 5-0 to approve the 2022 Budget, as presented, to appropriate funds, and to set the mill levy as detailed in the 2022 Budget Resolution.



_____, Secretary for meeting



**MINUTES OF THE DECEMBER 7, 2021 SPECIAL MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A special meeting of the board of directors was held at 1:30 pm on December 7, 2021 via Zoom.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Bailey Foley, Secretary
Gabe Gelman, Vice President, Buildings & Grounds

Other attendees:

Rebecca Hite, Resident and HOA Representative
Tom Boucha, FCI Constructors, arrived at 2:00pm
Christa Plaza, Essenza Architects
JC Chambers, MPM Recreation Management
Max Pedersen, FCI Constructors, arrived at 2:00pm
Melissa Lanning, Essenza Architects
Sally Newcomb, Resident
Cindi Gelman, Resident and HOA Representative
Donna Johnston, Resident
Terry Wong, Resident and Pool Planning Committee Member
Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado

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

Director Erb called the meeting to order at 1:31 pm and declared a quorum.

The Board approved the agenda by acclamation.

Public Input:

No public input.

**Board Member &
Manager Items:**

Discussion and consider approval of contractor for design build services

The design team and district management and pool management discussed concerns that have come up with pricing from the AD Miller team. It has been difficult to solidify pricing during pre-construction. Discussion followed. Two representatives from FCI Constructors attended the meeting to discuss their team's process with the Board. Discussion followed. FCI discussed how they would work hard to get updated pricing to the Board in time for the committee work session on December 17th.

Upon motion by Director Erb and seconded by Director Draudt, the Board voted 5-0 to ask for a final invoice for design services to date from AD Miller and notify the AD Miller that the District does not intend to proceed with construction services.

Upon motion by Director Erb and seconded by Director Draudt, the Board voted 5-0 engage FCI to complete design services, and keep the preconstruction services to \$1,500.

Adjournment: The meeting was adjourned at 2:33 pm by acclamation.

The next meeting will be a Regular Meeting, held on January 10, 2022 at 5:30 p.m. via Zoom/in person, depending upon the status of construction and the health situation.



Secretary for meeting



**MINUTES OF THE DECEMBER 22, 2021 SPECIAL MEETING
OF THE BOARD OF DIRECTORS OF
THE SUNDANCE HILLS METROPOLITAN DISTRICT
BOARD OF DIRECTORS**

A special meeting of the board of directors was held at 8:45 am on December 22, 2021 via Zoom.

Attendance

Directors:

Mike Draudt, Vice President, Tennis Facilities
Jeff Erb, President
Amy Fehr, Treasurer
Gabe Gelman, Vice President, Buildings & Grounds

Absent (whose absence was excused): Bailey Foley, Secretary

Other attendees:

Tom Boucha, FCI Constructors
Christa Plaza, Essenza Architects
JC Chambers, MPM Recreation Management
Max Pedersen, FCI Constructors
Melissa Lanning, Essenza Architects
Terry Wong, Resident and Pool Planning Committee Member
Jack Campbell, Resident and Pool Planning Committee Member
Sarah Shepherd, Circuit Rider of Colorado
Lindsey Reese, Circuit Rider of Colorado

Call to

Director Erb called the meeting to order at 8:50 am and declared a quorum.

Order/Agenda/

Conflicts of

interest:

The Board approved the agenda by acclamation.

Public Input:

No public input.

**Board Member &
Manager Items:**

Tennis Membership 2021 Closeout

The Board discussed the few outstanding USTA tennis participants at the facility in 2021. There are 3 outstanding payments. 2 of these members did not participate fully or at all in 2021 and Terry Wong has offered to pay for the one additional member's fees to close out these outstanding registrations prior to the year end. This will allow for a complete reconciliation of memberships in 2021 and timely opening of 2022 Tennis-only membership registration. Discussion followed.

Upon a motion by Director Draudt, seconded by Director Gelman, the Board voted

4-0 to approve the proposal, as presented. Management will write off the two memberships and make arrangements for payment of the remaining fee.

The Board thanked Mr. Wong for his work on this project.

Discussion and consider approval of contractor for design build services

Discussion followed regarding budget and scope recommendations from FCI Constructors and the design team after initial work at the committee meeting on December 17th.

Upon motion by Director Erb and seconded by Director Gelman, the Board voted 4-0 to proceed with construction services by FCI Constructors, and approved the contract form, scope and budget. This approval allows management and the design team to provide FCI Construction the notice to proceed with construction management oversight and to notify its subcontractors to begin ordering materials and staging for work to being on or around January 10, 2022.

Management will coordinate with legal counsel to execute the contract.

Permits for the project are expected to be issued prior to January 10.

Adjournment: The meeting was adjourned at 10:43 pm by acclamation.

The next meeting will be a Regular Meeting, held on January 10, 2022 at 5:30 p.m. via Zoom/in person, depending upon the status of construction and the health situation.



Secretary for meeting