

Meeting of the Delegates Minutes

Minutes from July 21, 2026



Agenda

Agenda item:	Call to Order	Presenter:	Monica Wasden
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President Wasden called the meeting to order at 6:02 p.m.

Agenda item:	Guest Speaker	Presenter:	Mike Dell'Orfano
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Mike Dell'Orfano, Chief Government Affairs Officer from South Metro Fire Rescue (SMFR), and Renee Anderson, SMFR Board President, presented a PowerPoint. Within the PowerPoint:

- Information regarding water rescue's within Douglas County
- Safety tips surrounding Lithium Ion Batteries and how to prevent fires
- Time was allotted for Q&A

Agenda item:	Pledge of Allegiance	Presenter:	Monica Wasden
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President Wasden led the meeting in the Pledge of Allegiance.

Agenda item:	Roll Call/Establishment of Quorum	Presenter:	Theresa Hill
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Conclusions:

A quorum was established: 23,583 of 31,934 lots were present.

Agenda item:	Proof of Notice of Meeting	Presenter:	Leo Stegman
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Leo Stegman confirmed the Proof of Notice of Meeting.

Agenda item:	Approval of Minutes for the Meeting of the Delegates for the June 16, 2026 Meeting	Presenter:	Monica Wasden
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Conclusions:

The June 2026 minutes were approved — motioned by Dennis Eppery, 02 and seconded by Greg Herman, 17. Motion carried.



Agenda item: Member Forum

Presenter: Members

Representative Bob Marshall Aid (*2 Jack Rabbit Place*) Representative Marshall's legislative aid presented on behalf of Representative Marshall, who could not. She provided an update regarding electric bikes and potential legislation coming to HOAs. She mentioned Representative Marshall will provide further updates to the Delegates and Board at upcoming meetings.

Frank Colarusso (*550 James Street*) Shared his concerns regarding pool usage and how to best use space for programs and residents hoping to swim. Frank requested that a clearer process be established for addressing lap lane congestion during peak times.

Agenda item: Board of Directors Report

Presenter: Monica Wasden

President Wasden shared the following information:

- Inquired how many Delegates made the July 2 concert. Thanked events staff for their work on the July 4th parade and events.
- Shared information regarding the upcoming Board Planning Session on August 14.

Agenda item: Board of Director Comments

Presenter: Board of Directors

None

Agenda item: General Manager Report

Presenter: Mike Bailey

General Manager Bailey shared information regarding the following:

- Dates regarding the upcoming annual closures at Northridge and Eastridge.
- Comments regarding the member comment and the Aquatics schedules at the four recreation centers.
- Information regarding Community Improvement Services and lawn citations.

Agenda item: Department Updates – Marketing & Communications

Presenter: Rebecca Ruiz

Rebecca Ruiz provided a PowerPoint presentation. Within her presentation:

- Information regarding traditional marketing and digital marketing.
- Social analytics and comparisons of 2025 vs 2026. She shared several of the highest performing marketing campaigns.
- Email analytics and comparisons year over year.



- Some of the creative testing the Marketing Team has conducted and findings.
- Key takeaways surrounding Marketing and Communications.
- Shared a recap video of the July 2 concert and the July 4 parade.
- Time was allotted for Q & A.

Agenda item: Continued Business

None

Agenda item: New Business

Monica Wasden

None

Agenda item: Delegate Forum

Presenter: Delegates

None

Agenda item: Adjournment

Presenter: Monica Wasden

Conclusions:

Motioned by Stu Parker, District 73 and seconded by Bethany Koch, District 49 The Meeting of the Delegates was adjourned to 6:49p.m.

Respectfully submitted,

Jim Allen, Secretary