



Agenda item: Call to Order

Presenter: Jim Allen

Conclusions:

The meeting was called to order at 8:00 p.m.

Agenda item: Establishment of Quorum/Roll Call

Presenter:

Conclusions:

A quorum was established. Directors Jim Allen, Monica Wasden, Melissa Park, Dan DeBacco, and Kurt Huffman were present.

Agenda item: Proof of Notice of Meeting

Presenter: Kurt Huffman

Conclusions:

Kurt Huffman confirmed the Proof of Notice of Meeting.

Agenda item: Consent Agenda

Presenter: Jim Allen

Action Items:

- Approval of Board Meeting Minutes of Action from April 2023
- Approval of Architectural Review Committee Minutes from April 2023
- Approval of Design Review Committee Minutes from April 2023
- Approval of the Bylaw Committee Minutes from April 2023
- Approval of the Finance Committee Minutes from April 2023
- Approval of Finance Committee Member Reappointments
- Approval of DRC Applicant Kyle Matthews
- Approval of Updated CDRs

Conclusions:

A motion was made by Dan DeBacco and seconded by Monica Wasden to approve the Consent Agenda. Motion carried.

Agenda item: Member Forum

Presenter:

Discussions: None

Agenda item: Director Comments

Presenter: Board of Directors

Discussions:

Kurt Huffman: Thanked the staff and Mike Bailey for their work. Also thanked the Finance Committee members and the new DRC Member Kyle Matthews.

Dan DeBacco: Enjoyed how informative the meeting was and appreciated the Sheriff's Office and Assessor's Offices coming.

Monica Wasden: Thanked staff for all the work on the long-range planning.

Jim Allen: Discussed the idea of a Sustainability Committee.

Agenda item: Committee Reports

Presenter: N/A

Discussions:

Delegate Meeting: No report

Finance Committee: Brice Kahler presented the April 2023 Finance Committee updates and April 2023 Finances. Brice went over the budget and statement of cash flows. Brice went over the Administrative, Recreation, and Backcountry Funds.

Conclusions:

A Motion was made by Dan DeBacco and seconded by Jim Allen to approve the April HRCA financials as presented. Motion carried.

Agenda item: General Manager Report

Presenter: Mike Bailey

Discussions:

Mike Bailey thanked the Board for their recent engagement. The staff appreciates the interest of the Board, and the QBR was incredibly productive. Conversations surrounding the ductwork that failed at the Gaylord of The Rockies have surfaced, and Mike ensured that HRCA does due diligence during annual closures to inspect the ducts. Additionally, HRCA is contracting a larger duct inspection. Mike thanked the staff for the work being done on the Delegate Elections. Mike mentioned coordination with HRMD and working together on several upcoming events.

Agenda item: Continued Business

Presenter: N/A

Discussions:

Kurt Huffman mentioned the sustainability committee and that he is not sure how it will work.

The board requested key card access; Theresa Hill will ensure they get key cards.

Agenda item: New Business

Presenter: N/A

Discussions:

None

Agenda item: Delegate Forum

Presenter: N/A

Discussions:

Nancy Smith | District 62: Inquired about grass mowing requirements with all the rain. Also made comments about the new audio/visual system and provided feedback.

Pattie McGuinness | District 112: Pattie inquired about the reasoning for the Executive Session. Jim Allen informed Pattie that it was legal advice/counsel and Bill 1137 referrals to legal counsel.

Agenda item: Adjournment

Presenter: Jim Allen

Conclusions: 8:24 p.m.

Respectfully submitted,



Kurt Huffman, Secretary



Delegate Meeting Minutes

Agenda item: Speaker – Douglas County Assessor's Office **Presenter:** Toby Damisch

Toby Damisch presented what is going on at the Assessor's office, how the offices are run, how the staff works, what assessment timelines are, where assessments come from, and where assessment dollars go. Toby shared how the 2023/2024 valuation study was conducted and how taxes are calculated. Toby informed attendees on how to file an appeal. The appeal deadline is June 8, 2023, and the Assessor's office has until August 15, 2023, to inform people who filed an appeal of the determination. Toby also informed Delegates and Members about Senate Bill 23 303. Time was allowed for attendee questions.

Agenda item: General Manager Report – Douglas County Sheriff's Department **Presenter:** Dave Walcher
Mike McIntosh

The Douglas County Sheriff's Department, Undersheriff Dave Walcher, and Bureau Chief Deputy Mike McIntosh gave a presentation showing an overview of the Sheriff's Office. Dave shared information regarding the Sheriff's Office organizational chart and crime data within Highlands Ranch, including assault, burglary, drug/narcotic violations, false pretense/swindle, murder and non-negligent manslaughter, theft, trespass, motor vehicle theft, and robberies. Time was allowed for attendee questions.

Agenda item: Call to Order **Presenter:** Jim Allen

Jim Allen called the meeting to order at 7:28 p.m.

Agenda item: Pledge of Allegiance **Presenter:** Jim Allen

Jim Allen led the meeting in the Pledge of Allegiance.

Agenda item: Proof of Notice of Meeting **Presenter:** Kurt Huffman

Kurt Huffman confirmed the Proof of Notice of Meeting.

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

Conclusions:

A quorum was established; 19,087 lots of 31,934 lots were present.

Agenda item: Approval of Minutes for the Meeting of the Delegates for the April 18, 2023 Meeting **Presenter:** Jim Allen

Conclusions:

April 2023 minutes were approved—motioned by Mark Dickerson, representing District 110, and seconded by Rebecca Rothwell, representing District 26. Motion carried.



Agenda item: Member Forum

Presenter: N/A

Discussion:

Patricia Ann Ward: Shared about an unfavorable incident at her workplace where her truck was vandalized, and her other vehicle was vandalized in front of her home. Inquired about a neighborhood crime watch and wanted to inform residents about what is happening in Highlands Ranch.

Bethany Koch: Asked permission to be on the Delegate agenda for next month to present a sustainability committee to the Delegate Body. The purpose of the sustainability committee would be to provide environmental sustainability through energy, water, and waste. Possible ideas would be compost committees and increased communication around recycling. It would also be beneficial to educate the community about ideas. Delegates were informed this request could be made during the 'New Business' agenda item.

Agenda item: Board of Directors Report

Presenter: Jim Allen

Conclusions:

Jim Allen presented a PowerPoint. He updated Delegates on the Golf Tournament happening on June 15 and invited them to attend as a sponsor or golfer.

He shared a recap of the Quarterly Board Review that occurred on April 28, 2023.

Agenda item: General Manager Report

Presenter: Mike Bailey

Conclusions:

Mike Bailey presented a PowerPoint. He shared information on the Eastridge Locker Room Renovation Project that is currently underway. He also shared information about the 2nd Delegate Election and process. He invited Delegates to attend a tour of Southridge occurring on June 20 before the Delegate Meeting. The Backcountry is also doing UTV Tours. A link to sign up for a tour will be sent out in the monthly recap email.

Agenda item: Department Updates

Presenter: HRCA Staff

Conclusions:

No Department Updates.

Agenda item: Continued/New Business

Presenter: N/A

Conclusions:

No New Business.

Agenda item: Delegate Forum

Presenter: Delegates

Discussion:

Connie Manzer | Delegate District 79: Connie brought up House Bill 23-213, Statewide Zoning. Mike Bailey provided information.

Agenda item: Adjournment

Presenter: Jim Allen

Conclusions:

The Meeting of the Delegates was adjourned at 7:57 p.m.

Respectfully submitted,



Kurt Huffman, Secretary