

MINUTES OF THE REGULAR MEETING
OF THE BOARD OF DIRECTORS OF
COTTONWOOD METROPOLITAN DISTRICT

May 27, 2025

A regular meeting of the Board of Directors of the Cottonwood Metropolitan District was held on May 27, 2025 at 7:00 p.m. at the 8334 Sandreed Circle, Parker, Colorado 80134. Those Board members present were:

Rick Nielsen President/Chairman

AJ Olson Vice President/Vice Chairman

Phil Cantrell Secretary

Killian Wade Assistant Secretary

Tobi Firtel Treasurer

Also Present were:

Anthony Boone District Manager

Bret Baird Baird Grounds Maintenance LLC

Rn J. Hurst President of Bloodhound Man-Trackers Inc.

Laurie Tatlock District Manager

Cottonwood Highlands Metropolitan District No. 1

The following Cottonwood Highlands Metropolitan District No.1 Board Members: Conrad Jansen, Ron Hilton, Ryan Foristal and Lynn Severson.

Mr. Nielsen called the meeting to order and noted that a quorum was present.

Ms. Firtel moved to approve the agenda. Mr. Olson seconded the motion and the agenda was approved unanimously.

PUBLIC INPUT:

Mr. Frank Hurst introduced himself to the Board. Mr. Hurst is President of Bloodhound Man-Trackers Inc. His organization trains blood hounds to assist law enforcement in solving crimes. Mr. Hurst requested use of the West Playground Pavilion and open space north of the pavilion on September 13, 2025. The event is a fund raiser for his 501C3 nonprofit. Mr. Olson moved to approve Mr. Hurst's request and to waive rental fees for this event. Ms. Firtel seconded the motion and it carried 4-0 Mr. Nielsen abstained from this vote.

COTTONWOOD HIGHLANDS METROPOLITAN DISTRICT NO. 1

Mr. Foristal, President of the Cottonwood Highlands Metropolitan District, presented the attached written proposal. The written proposal calls for the Cottonwood Metropolitan District to approve a Petition for Exclusion for the Cottonwood Highlands Metropolitan District No. 1.

The attached written proposal includes six other requests.

Mr. Boone asked Mr. Foristal if their attorney had gone over the legal requirements for exclusion with his Board. Mr. Foristal said yes and he briefly described the process to the Cottonwood Metropolitan District's Board. Mr. Boone noted that the Cottonwood Metropolitan District's attorney had described a more complicated process for exclusion. It was agreed that no further action will be taken until the two attorneys agree on the exclusion procedure. Ms. Tatlock, the manager of the Cottonwood Highlands Metropolitan District No. 1, asked for the contact information for the Cottonwood Metropolitan District's attorney. Mr. Boone will provide the contract information to Ms. Tatlock.

The four Board Members of the Cottonwood Highlands Metropolitan District No. 1 and Ms. Tatlock then left the meeting.

MINUTES:

Mr. Wade moved to accept the Minutes of the April 22, 2025 meeting. Ms. Firtel seconded the motion and it carried unanimously.

COTTONWOOD WATER & SANITATION DISTRICT

Mr. Boone had nothing new to report.

TREASURER'S REPORT

a. Invoices: Mr. Boone reviewed the list of invoices received to date. Following discussion of the invoices presented for payment, Mr. Olson moved to approve check numbers 3243 thru 3260. Ms. Firtel seconded the motion and it carried unanimously.

MAINTENANCE REPORT

Mr. Baird presented the Board with the attached Maintenance & Improvements Report dated May 27, 2025.

The Board will discuss the problems with homeowners accessing their property from open space in future meetings.

Mr. Boone will follow up on the grass clipping dumping problem.

WEBSITE UPDATE

Mr. Boone noted that progress is being made to comply with the July 1, 2025 deadline.

SECURITY CAMERAS

Mr. Wade had nothing new to report.

FENCE PROJECT ON JORDAN ROAD & COTTONWOOD DRIVE

Mr. Boone and Mr. Rowley are working with Douglas County on the service plan amendment.

Mr. Baird received a current lineal foot price for fences from our fence contractor. A 6' fence costs \$95 per lineal foot. An 8' fence costs \$145 per lineal foot.

REGULATION 29 – LIMITATION ON USE GASOLINE-POWERED PUSH AND HANDHELD LAWN AND GARDEN EQUIPMENT

Mr. Boone & Mr. Baird will continue to monitor this requirement.

2025 BOARD OFFICERS

The Board agreed to keep the same officers after the May 2025 election.

There being no further business, upon motion duly made seconded and unanimously carried, the meeting was adjourned sine die.

Respectfully submitted,

Phil Cantrell, Secretary