

## RECORD OF PROCEEDINGS

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MINUTES OF A REGULAR MEETING  
OF THE BOARD OF DIRECTORS OF THE  
ROXBOROUGH VILLAGE METROPOLITAN DISTRICT  
HELD  
SEPTEMBER 15, 2009

A regular meeting of the Board of Directors of the Roxborough Village Metropolitan District (referred to hereafter as "Board") was convened on Tuesday, September 15, 2009 at 6:30 p.m., at the Roxborough Library, Roxborough Market Place (Safeway Shopping Plaza), Meeting Room, 8357 N. Rampart Range Road, Suite 200, Littleton, CO 80125. The meeting was open to the public.

### ATTENDANCE

#### In Attendance were Directors:

Steve Sherman  
Scott Pfeffer  
Nadine Petersen  
Lisa Lorman  
Bob Clinard

#### Also In Attendance Were:

David Peak; R.S. Wells L.L.C.  
Ernie Fazekas; Folkestad Fazekas Barrick & Patoile, P.C.  
Scott Barnett; Mulhern MRE, Inc.  
Jay Jamison; The Brickman Group  
Tom Fotchman; CoCal Landscaping  
Matt Fish; CoCal Landscaping  
Chuy Medrano; CoCal Landscaping  
Shad Parrish; Valley Crest Landscape Maintenance  
Brent Trujillo; ACC Landscape Services  
Judi Holden; 7578 Bison Court, Littleton, CO 80125

### CALL TO ORDER

The meeting was called to order by Director Sherman. Upon a motion duly made by Director Clinard, seconded by Director Petersen and, upon vote, unanimously carried, the Board approved the agenda as presented.

### MINUTES

After discussion, upon a motion duly made by Director Clinard, seconded by Director Pfeffer and, upon vote, unanimously carried, the Board approved the minutes of the August 18, 2009 regular meeting as presented.

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PUBLIC COMMENT Ms. Holden commented on how pleased she was with the landscape maintenance performance of The Brickman Group in the Arrowhead Shores subdivision.

LEGAL MATTERS A. Status of Acquisition of Open Space from Douglas County – 99-Year Lease

Mr. Fazekas reviewed the status memo that had been emailed to the Board members prior to the meeting. He commented that almost all of the exceptions to title had been evaluated, that Dave Peak and Scott Barnett were working with Roxborough Water and Sanitation District to determine if all water and wastewater facilities are located in the easements of record, and if not, to have easement descriptions prepared for any facilities that are not documented. He also reported that he will work on the provisions to be placed in the deed pertaining to Douglas County's retained drainage responsibilities.

B. Status of Easement Agreement for Tract E-1, Filing No. 1-A, 2<sup>nd</sup> Amendment with Chatfield Farms Filing No. 1-A HOA, Amendment to License Agreement with Chatfield Farms Filing No. 1-A HOA, and License Agreement with Chatfield Farms No. 1-B HOA

Mr. Fazekas reported to the Board that the Amendment to the License Agreement and the Easement Agreement for Tract E-1, Filing No. 1-A, 2<sup>nd</sup> Amendment with Chatfield Farms Filing No. 1-A HOA were recorded. Mr. Fazekas further reported that his office has been following up with Dawn Bates, Manager of Chatfield Farms Filing No. 1-B HOA, regarding the status of License Agreement with Filing No. 1-B HOA.

C. Status of Dedication of 20 Foot Strip (Lot 1, Roxborough Village Commercial Subdivision – Third Amendment) by Ryland Homes, and Conveyance of Tracts C and F to District

Mr. Fazekas reported that the Lot Line Adjustment Approval Certificate and the Special Warranty Deed by which The Ryland Group, Inc. conveyed the 20 foot strip to the District were recorded on August 31, 2009. A resolution reflecting the acceptance of the 20 foot strip and Tracts C and F for ownership and maintenance by the District will be presented at the next Board meeting for the Board's approval.

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### LANDSCAPE MAINTENANCE

#### A. Landscape Maintenance Interviews

The Board of Directors reviewed the proposals and interviewed four landscape companies for the 2010 landscape maintenance for the District. The following representatives and companies were interviewed:

1. Jay Jamison with The Brickman Group
2. Tom Fotchman, Matt Fish, and Chuy Medrano of CoCal Landscaping
3. Shad Parrish with Valley Crest Landscape Maintenance
4. Brent Trujillo with ACC Landscape Services

Following the interview process, upon a motion duly made by Director Petersen, seconded by Director Clinard and, upon vote, unanimously carried, the Board accepted a landscape bid submitted by The Brickman Group and asked Mr. Peak and Mr. Fazekas to prepare the 2010 landscape and snow removal agreement between the District and Brickman for action by the Board following adoption of the 2010 budget.

#### B. Review and Consider Approval of Work Orders from The Brickman Group:

1. Hydroseed Along Campfire Road / \$9,800

Following discussion, upon a motion duly made by Director Clinard, seconded by Director Petersen and, upon vote, unanimously carried, the Board approved the work order to hydroseed along Campfire Road for an amount not to exceed \$9,800.

2. Overseed – Topdress Soccer Field / \$7,576

Following discussion, upon a motion duly made by Director Petersen, seconded by Director Lorman and, upon vote, unanimously carried, the Board approved the work order to overseed and topdress the soccer field for an amount not to exceed \$7,576.

3. Install DogiPot and Trash Receptacle / \$246

Following discussion, upon a motion duly made by Director Petersen, seconded by Director Clinard and, upon vote, unanimously carried, the Board approved the work order to install an additional DogiPot and trash receptacle for an amount not to exceed \$246.

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### FINANCIALS

#### A. Review and Approve Claims through August 2009

Mr. Peak reviewed the claims through August 2009 totaling \$102,070.99 represented by check numbers 4178 through 4197. Upon a motion duly made by Director Pfeffer, seconded by Director Clinard and, upon vote, unanimously carried, the Board approved the claims and the transfer of funds from COLOTRUST in the amount of \$102,070.99 into the District's checking account to pay the claims.

### DIRECTOR ITEMS

Nothing further to report.

### OTHER BUSINESS

#### A. Confirm Quorum for October 20, 2009 Meeting

The Board confirmed that a quorum would be present for the October 20, 2009 meeting at the Roxborough Library.

### ADJOURNMENT

There being no other business to come before the Board, upon a motion duly made by Director Clinard, seconded by Director Petersen and, upon vote, unanimously carried, the Board adjourned the meeting at 8:55 p.m.

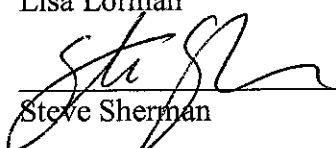
Respectfully submitted,

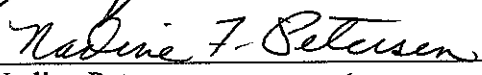
By:  \_\_\_\_\_

Secretary for the Meeting


THESE MINUTES ARE APPROVED AS THE OFFICIAL SEPTEMBER 15, 2009 MINUTES OF THE ROXBOROUGH VILLAGE METROPOLITAN DISTRICT BY THE BOARD OF DIRECTORS SIGNING BELOW:

\_\_\_\_\_  
Lisa Lorman

  
\_\_\_\_\_  
Steve Sherman

  
\_\_\_\_\_  
Nadine Petersen

  
\_\_\_\_\_  
Scott Pfeffer

  
\_\_\_\_\_  
Bob Clinard