

LIBERTY HILL METROPOLITAN DISTRICT

Un-Official Board of Directors Meeting Minutes

March 20, 2013

The Directors of the Liberty Hill Metropolitan District held its regular meeting at S. Holly Baptist Church 7101 S. Holly St., Centennial, CO 80122 after satisfying the legal requirement for publication notice.

The following Directors were present: Sandra Zarlengo-Lee, Joel George, Cameron McDonnell, Betty Thomsen; and Danielle Greenleaf (Danielle requested to leave meeting at 7:18pm for personal reasons).

The following Directors were absent: None

Guests in attendance: David Lee, LH Resident

Call to Order

The meeting was called to order by Chairperson McDonnell at 6:35pm after declaring a quorum of Directors present as reflected by this record.

- I. The February 2013 meeting minutes were reviewed by the Board and explained to the guests. Minutes were reviewed and signed by Board.
- II. The February 2013 treasurers report was reviewed by the Board and explained to the guests. Treasurer's report were reviewed and discussed by Board.
- III. Bills paid; SDA renewal, insurance.

OLD BUSINESS

- I. The official meeting place will be the S. Holly Baptist Church.
- II. Perimeter updates ongoing.

NEW BUSINESS

- I. The Board Members reviewed the perimeter maintenance contract from American Quality. S. Zarlengo voiced opinion in regards to the cost of the annual flowers, it being approx 50% of the annual contract. She thinks the costs would be better spent updating the perimeter. Suggestion was made to take the winter pansies out of the contract. S. Zarlengo suggested we negotiate the contract to \$30,000 for a 2-year contract.

- II. If American Quality aggress with the Boards recommended changes, C. McDonnell will email all Board Members a copy of the revised proposal.
- III. D. Lee (LH Resident) questioned the amount the Board is spending on the annual perimeter maintenance, he wants to know the Boards opinion of the amount of money being spent on flowers. He would like to see the monies spent more responsibly. The majority of the Board Members have no problem with the amount of money going towards the flowers. B. Thomsen feels the Board is not going to please everyone all of the time, but has no issue with the cost of the flowers. D. Greenleaf also has no issues with the cost of the flowers after calculating how much extra the Board paid previous contractors in past years. J. George was surprised that the cost was at about 50% and was looking for a professionals opinion from those at the meeting.
- IV. D. Lee voiced disagreement regarding the installation of the a fence since the Board just spent approximately \$13,000 approximately 2-years ago to stain the fence upon recommendation of current homeowner C. McDonnell. The Board at that time agreed to spend the money and stain the fence to give the fence a newer look until the District could afford to install a new fence. D. Lee furthermore recommended that the Board review the Survey results prior to starting new work on the perimeter.
- V. Sage Design provided a copy of the proposal they will be issuing to select contractors for budget pricing. This will be budgeted into 4-Phases. Sage Design will be invited to the April meeting.
- VI. The fence at S. Holly and E. Briarwood was damaged - apparently by a vehicle. An estimate was obtained from Discount Fence for \$555.00 to repair. The Board approved the repair. Once repaired J. George will stain the new fence.
- VII. There was discussion in regards to having an ex-board member who is also related to a current Board Member (S. Zarlengo), and current homeowner bidding work for the perimeter update. C. McDonnell & J. George feel it is a conflict of interest to have a relative to a current Board Member, to bid larger work to the District. J. George does not have a problem with relatives of current Board Members bidding on smaller projects for the perimeter, as other relatives have completed repairs for the District in prior years.

NOTES:

The next official District meeting will be held on Wednesday May 15, 2013 at 6:30pm at the S. Holly Baptist Church at 7101 S. Holly St, Centennial, CO 80122.

There being no new or additional business to be reviewed by the Board at this time, Chairperson McDonnell entertained a motion that was duly seconded and voted to adjourn. This regular meeting was adjourned at 8:06 pm by unanimous voice affirmation of the Directors present.

Cameron McDonnell, Chairperson

April 24, 2013
Date

Sandra Zarlengo-Lee, Secretary

Joel George, Treasurer

Betty Thomsen, Assistant Treasurer

Danielle Greenleaf, Member at Large