

RECORD OF PROCEEDINGS

**MINUTES OF A REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
BOWLES METROPOLITAN DISTRICT
HELD
FEBRUARY 14, 2017**

A regular meeting of the Board of Directors of Bowles Metropolitan District ("Board" or "BMD") was held Tuesday, February 14, 2017, at 4:30 p.m., at The Village Center, 7255 Grant Ranch Boulevard, Littleton, Colorado. The meeting was open to the public.

In attendance were Directors:

Timothy LaPan
Thomas Dougherty
Leigh C. Chaffee
David A. Hobart

Also in attendance were:

Rod Curry; Resident
Paul Lefever, Grant Ranch Master HOA
Mike Bockh, Rob Massengale, and Melissa; Colorado Designscapes, Inc.
Lori Huffman; MSI
Chuck Reid and Patrick Shannon; CliftonLarsonAllen LLP

Administrative
Matters

Call to Order/Disclosure of Conflicts of Interest/Declaration of Quorum

President Dougherty called the meeting to order at 4:30 p.m. and declared a quorum present.

The Board discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Secretary of State. The Members of the Board were requested to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board Members prior to this meeting in accordance with Statute. No additional disclosures were made.

It was noted that the meeting is being held within the District's boundaries and that notices for this meeting were posted pursuant to statute.

Director Dougherty moved and Director LaPan seconded a motion to excuse the absence of Director Korte. The motion passed unanimously.

Approval of Agenda

Following discussion, Director Chaffee moved and Director LaPan seconded approval of the agenda as presented. The motion passed unanimously.

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Review and Consider Approval of the January 10, 2017 Regular Board Meeting Minutes

The Board reviewed the minutes of the January 10, 2017 Regular Board Meeting. Following discussion, Director Chaffee moved and Director Dougherty seconded approval of the minutes of the January 10, 2017 Regular Board Meeting as presented. The motion passed unanimously.

Review and Accept December 31, 2016 Draft Financial Statements

The Board reviewed the December 31, 2016 Draft Financial Statements. Following discussion, Director Chaffee moved and Director Hobart seconded the acceptance of the December 31, 2016 Draft Financial Statements as presented.

Review and Approve Claims through January 2017

Following review, Director Dougherty moved and Director Chaffee seconded approval of the claims. The motion passed unanimously.

Consider Approval of Modifying Simmons & Wheeler Engagement to Include Check Preparation

Mr. Reid recommended using Simmons & Wheeler for check preparation, noting that the Simmons & Wheeler engagement letter would not need to be modified. Following discussion, Director Chaffee moved and Director Hobart seconded a motion authorizing Simmons & Wheeler to prepare checks for the District. The motion passed unanimously.

Ratify Approval of Dorado Greens Sub-Association Irrigation Agreement Renewal

Following discussion, Director Chaffee moved and Director Dougherty seconded approval of the Dorado Greens Sub-Association Irrigation Agreement. The motion passed unanimously.

Approval of 2017 Fencing Contract with Homestead Painting

Following discussion, Director Chaffee moved and Director Dougherty seconded approval of the 2017 Fencing Contract with Homestead Painting. The motion passed unanimously.

Other - None.

Community Issues

Mr. Lefever asked the Board if the Grant Ranch Master HOA could host community events in District park space. The Board noted that parks are community space and hosting community events is appropriate, as long as the event does not benefit any single business and the parks are not damaged. The Master HOA would like to use Blue Heron park for a back-up location for the community Easter egg hunt, with the main event scheduled at the Village Center. The Board had no issue with this request.

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Legal Matters None.

Operations and
Maintenance Designscapes

1. Update on Landscape maintenance

Mr. Bockh reported that all new controllers have been installed and will be activated on April 1st. Mr. Bockh also reported that there has been an issue with bundles of doggy bags being stolen. Mr. Bockh has placed locks on the doggy bag stations. The Board asked that this issue be addressed in the Community Newsletter.

2. Review and Consider Approval of Work Orders

a. Isthmus Park Crusher Fine

Director Dougherty provided estimates for replacement of crusher fine at Isthmus Park. Discussion ensued regarding how the Board could improve the park to best serve the community and the need for gauging what the community would like. Mr. Lefever suggested creating a joint survey between the Master HOA and the District. The Board directed CLA to work on this survey with Mr. Lefever, and requested work orders from Designscapes for removing the picnic facilities located in Isthmus Park, and making them available for reinstallation at other locations.

b. Woodchips in Sunset Park Playground

Mr. Reid suggested that the Board consider replacing the woodchips in the Sunset Park Playground. Director Lapan suggested using rubberized surfacing instead of woodchips. Director Lapan will research the cost of rubberized surfacing and DesignScapes will also provide an estimate for new woodchips. This item will be brought to a future Board meeting.

Davey Tree

1. Update on Tree Maintenance
2. Review and Consider Approval of Work Orders
3. Other

There was no update from Davey Tree.

Management
Issues

City of Lakewood: Potential Roundabout at Grant Ranch Blvd & Crestline

The City of Lakewood is considering construction of a roundabout at Grant Ranch Blvd and Crestline Ave. Discussion ensued regarding the positives and negatives of installing a roundabout at that location. The City would like to attend a future BMD Board meeting to discuss this matter.

Bow Mar: Discuss Disconnection Request from Denver

The Town of Bow Mar has begun discussions regarding disconnecting the open space that borders some of the northwest boundary adjacent to BMD from the City & County of Denver and annexing this open space to Bow Mar, and Denver City Council member Kevin Flynn is requesting community feedback about this idea. The Board discussed this issue and President Dougherty will respond to Council Member Flynn with the District's opinion.

