

**MINUTES OF THE
METZLER RANCH FILING NO. 1 HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
APRIL 9, 2019**

MEETING CALLED TO ORDER:

The meeting was called to order at 7:00 p.m. The meeting was held at the Phillip Miller Library at 100 Wilcox, Castle Rock.

ROLL CALL:

Board of Directors present were Korytkowski, Bryant, Callery, Johns and Perez. Also present was James Fletcher, with PCMS.

DISCLOSURE OF POTENTIAL CONFLICT INTEREST:

It was noted that all general disclosure statements have been filed on behalf of the members of the Board of Directors as required by Colorado State Statute and are maintained as part of the Association's corporate files.

HOMEOWNER OPEN FORUM:

There were a few owners in attendance. The Board and management fielded questions from the owners.

MEETING MINUTES:

The first item of business was the review and approval of the October 9, 2018 meeting minutes. Upon review, a motion was made, seconded and with no public comment unanimously passed to approve the meeting minutes of October 9, 2018 as presented.

FINANCIAL REVIEW:

The unaudited financial reports through February 28, 2019 were presented for review. Upon final discussion, motion was made, seconded and with no public comment unanimously passed to approve the February 28, 2019 financials and delinquency reports.

Nicole Bailey with RBC Wealth Management was in attendance to speak with the Board regarding investments. After discussion, a motion was made, seconded and with no public comment unanimously passed to invest \$45,000.00 in staggered CD's at three (3), six (6) and nine (9) months.

COMMITTEE REPORTS:

The Design Review Committee brought a request to the Board for review regarding a Little Library. After review, a motion was made, seconded and with no public comment unanimously passed to approve the Little Library with the condition that the library be maintained by the owner that installs the Library.

Director Perez noted that she would like to see some updates to the website. The Board will take a look at the site and send over any changes that they have to Mr. Fletcher. Mr. Fletcher will have the webmaster update the website with the content.

NEW BUSINESS:

The Board noted that the Garage Sale is June 7th & 8th. Director Perez requested two new signs and a noted that she normally places an ad in the paper. After review and discussion a motion was made, seconded and with no public comment unanimously passed to approve up to \$100.00 for the signs and the ad.

NEW BUSINESS CONTINUED:

The Board was presented with the 2019 landscaping contract from Douglas County Maintenance and Repair. After discussion, a motion was made, seconded and with no public comment unanimously passed to approve the 2019 contract as presented.

The Board was provided with proposals for a management transition audit. After review, a motion was made, seconded and with no public comment unanimously passed to approve the contract with Kent Beichle, CPA.

ADJOURNMENT:

There being no further business to come before the Board the meeting was adjourned at 8:17 p.m. The next meeting will be held on July 8, 2019 at 7:00p.m. and will be held at the Phillip Miller Library.

IN WITNESS WHEREOF, the foregoing has been duly executed by the Board of Directors.

METZLER RANCH FILING NO.1 HOMEOWNERS ASSOCIATION

By _____
Secretary/Authorized Agent