

Minutes of the Monthly Business Meeting
of the Board of Directors of the Ken-Caryl Ranch Master Association
HELD May 15, 2018

The regular business meeting of the Board of Directors of the Ken-Caryl Ranch Master Association was held on Tuesday, May 15, 2018 at the Ranch House, 7676 South Continental Divide Road, Littleton, CO 80127.

Call to Order

The meeting was called to order at 6:07 p.m. by President Seth Murphy.

Attendance

Board: Andy Lydens, Seth Murphy, Dave Seagraves, Erlinda Stafford
Staff: Chris Pacetti, Victoria DeSair, Sean Warren

Conflicts of Interest

Seth Murphy requested any Board member who may have a potential conflict of interest disclose said conflict prior to any discussion at the meeting. No new conflicts had been discussed prior to this meeting and all prior conflicts were hereby incorporated into these minutes by reference.

Approval of Minutes

There were no amendments to the April 17, 2018 regular meeting minutes of the Board.

Motion: Motion to approve the minutes made by Erlinda Stafford
Seconded by Dave Seagraves
Motion approved unanimously

Financials

April financials were included in the Board Packet.

Motion: Motion to accept the financials made by Erlinda Stafford
Seconded by Andy Lydens
Motion approved unanimously

Member Comments Not Related to Agenda

- Resident Edra Weiss: Voiced her concerns about Docmann Trail.
- Resident Cathy Packard: Asked for a status of contractor trail maintenance work and budget. Also discussed concerns with parks maintenance, specifically at Heirloom Park, and mentioned the work of the Firewise Committee.

Communication/Discussion Items

- The Board discussed updating the Trails Master Plan and the creation of a Task Force for this purpose. There were concerns expressed about spending money on a facilitator or consultant to help with the TMP's update. Resident Linda Metzger expressed her

concerns about a TMP Task Force and the possibility of it being biased toward more trails. The Board will defer the discussion until the 2019 Budget process.

- Recycling & Cleanup Event: The Board discussed the possibility of adding another event in the fall. Staff will determine the cost to add an event, and the Board will discuss the possibility at its June meeting.
- Trail Club Use of Logo on Banner: The Board supports allowing the Trail Club to use the Ken-Caryl logo on a banner at events. Resident James Fodor expressed his concerns with allowing the Trail Club to use the logo because he considers them a private group. The Board explained that it is actually open to all members of the Association and is therefore not private.

Action Items

Motion: A Motion adopting the final trail alignment for the East Plum Thicket/Manzanita Trail.

Discussion: Open Space Manager Sean Warren said he is still waiting on more information regarding the project, particularly about wetlands and the proposed crosswalk. Ranger Matt Oven is in the process of counting usage of the crosswalk by the trail. Residents Heidi Werth and Rilla Reinsma expressed their concerns about the project and the crosswalk.

Motion tabled.

Motion: A Motion adopting the amended Committee Appointment and Operating Procedure.

Discussion: The Board discussed the proposed changes and wants the following changes incorporated: add use of the Communications Protocol to the Task Force section of the procedure; delete the double-asterisk section about term limits. Resident Linda Metzger wants a level playing field for new applicants and current committee members. She also supports qualifications and objective criteria for committee membership. Resident Jim Fodor said he wants discussion about the committee appointments.

Motion made by Erlinda Stafford

Seconded by Dave Seagraves

Motion approved unanimously

Committee and Task Force Reports

- The Board discussed the status of the Ranch House Pool.
- Board member Erlinda Stafford discussed the Equestrian Center Task Force's proposed addition of "From the Horse's Mouth" articles for the paper.
- Sean Warren updated the Board about the Open Space Committee's most recent meeting. He also gave an update on the Jefferson County Grading Permit process for Docmann Trail.
- A resident asked if the injured biker on Cougar Trail in late April was a resident. Open Space Manager Sean Warren said he was told the man was not a resident but was biking with a resident. He did not know the name of that resident. Given the serious health concerns (the injured rider was flown out by Fight for Life), identifying the resident status of those involved was not a priority.

Communication/Discussion Items

- Open Space Committee Vacancy: The Board discussed the Open Space Committee vacancy created by Bruce Stover's resignation from the committee. The Board wants staff to reach out to the three candidates who weren't selected in November and ask if they are still interested. Staff will also advertise the opening and seek applications from the community.

Manager's Report

- Chris Pacetti discussed issues at the Manor House with residents visiting the building during events as well as parking concerns. Staff will meet with the Manor House staff about the issues and communicate to the residents.
- Chris Pacetti discussed several projects that are happening now around Ken-Caryl Ranch. Projects include fixing potholes in the Ranch House Parking Lot, replacing the snack deck at the Ranch House, and replacing the iron fence around the Bradford Pool.
- Sean Warren gave an update on the Dakota Lodge Pond leak project as well as the Brannon Gearhart Trail project.

Adjournment

There being no further items for discussion, the meeting adjourned at 8:15 p.m.

Respectfully submitted,

Victoria DeSair
Secretary of the Meeting