

**MINUTES OF THE REGULAR MEETING  
OF THE BOARD OF DIRECTORS  
OF THE WOODMEN HILLS METROPOLITAN DISTRICT  
April 28, 2022**

**Attendance:**

**Board Members present:** Vice President Sherry Ringen, Secretary Neil Erickson, Director Jonathan Martin and Treasurer Stacey Popovich

**District personnel present:** Parks & Rec Director Jedd Sims, Water Enterprise Director JD Shivvers, Wastewater Enterprise Director Wally Eaves, Comptroller Carter Bullion, Legal Counsel Ted Bendelow.

**Guests:** WHMD General Consultant Daniel Cole, one member of WHMD community.

**1. Call to order**

Convene: Vice President Sherry Ringen calls the meeting to order at 5:30 pm.

**2. Roll Call**

Roll call: Sherry Ringen, Jonathan Martin, Neil Erickson and Stacey Popovich (Virtual) present.

**3. President's Welcome Remarks and Rules of Conduct**

Vice President Sherry Ringen welcomes everyone at the meeting, Jonathan Martin leads the Pledge of Allegiance.

**4. Approval/Disapproval of the agenda**

Motion: Motion to approve the agenda - changed to include D.R. Horton representative's presentation

Moved: Moved by Director Martin

Second: Treasurer Popovich seconds

Discussion: None

Vote: Carried by unanimous vote

**5. Approval/Disapproval of the minutes**

Motion: Motion to accept minutes from March 24<sup>th</sup> meeting

Moved: Moved by Secretary Erickson

Second: Director Martin seconds

Discussion: None

Vote: Carried by unanimous vote

**5.5. Other Business**

DR Horton representative makes proposal for water commitment letter

Board asks DR Horton representative a series of questions about the property

Secretary Erickson says they will need to gather more information before making a decision

## 6. **Attorney report**

Bendelow gives an update on:

- Amendments to service plan
  - Contract negotiations
  - Location/Arbitration
- Arbitration with Paint Brush
  - Contract negotiations
  - Location/Arbitration

## 7. **Approval/Disapproval of Financials**

Carter Bullion – comptroller, gives an update on March financials. Income budgeted at 921k and came in at almost 929k. 8k over budget in revenue. Net ordinary income budgeted at 230k and came in at almost 395k. Over budget by 165k in net ordinary income. Park and Rec total income budgeted at 227k and came in at 239k. Over budget by 12k in Park and Rec total income. Park and Rec net income budgeted at 11k and came in at 40k. Over budget by 29k in Park and Rec net income. Water total income budgeted at 351k and came in at almost 356k. Over budget by 5k in water total income. Water net income budgeted at 123k and came in at 58k. Under budget by 65k in water net income. Wastewater total income at 342k and came in at 329k. 13k under budget in wastewater total income. Wastewater net income budgeted at 95k and came in at 107k. Over budget by 12k in wastewater net income.

Secretary Erickson dialogues with Carter Bullion about selling unnecessary assets and employment.

Wally answers questions about employment

Motion: To approve the financials

Moved: Moved by Secretary Erickson

Second: Seconded by Director Martin and Treasurer Popovich

Discussion: None

Vote: Carried by unanimous vote

## 8. **Parks & Rec Report**

Jedd Sims gives an update on maintenance (new garbage cans, grout, and water fountains installed, seeding and weed control done). Hired A&R landscaping for drainage work. Going to spend 12k on getting lines and heads up and running. Addresses winterization done incorrectly. Gives update on activities. Outdoor pavilion waiting on a report. Gives update on Horseshoe park, parking lots and pool lining, RCE, drainage, Meridian Ranch invoice, A&R budget, CCW renovation, exercise equipment.

Dialogue about handicap parking.

9. **Water Enterprise Report**

JD Shivvers gives a report. Talks about power surge issue. Says they replaced the battery backup and fuse and got the plant back in service. Gives update on PLCss. Gives update on filter plant. Gives update on ARPA funds application. Gives update on meter installations. Gives update on water quality results.

10. **Wastewater Enterprise Report**

Wally Eaves gives an update. Says they hired a wastewater operator. Gives update on certification testing. Discusses Bent Grass and other projects. Gives update on diesel pump. Gives update on sanitation survey preparation. Says the state is coming out to check the diesel tank on their generator.

11. **Items unfinished from previous meeting**

None

12. **Board Follow up on older items**

None

13. **Public Comment**

Two speakers. One asked whether there would be an election next month. The other asked about the purpose behind the new meters.

14. **Move to executive session**

Motion: To move into executive session

Moved: Moved by Secretary Erickson

Second: Seconded by Director Martin

Discussion: None

Vote: Carried by unanimous vote

15. **Adjournment**

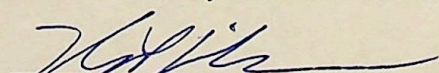
Motion: To adjourn

Moved: Moved by Treasurer Popovich

Second: Seconded by Secretary Erickson

Discussion: None

Vote: Carried by unanimous vote

  
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Board Secretary