

MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT MOUNT VERNON COUNTRY CLUB CORPORATION

BOARDS OF DIRECTORS REGULAR MEETINGS

August 15, 2024

The Boards of Directors of Mount Vernon Country Club Metropolitan District and MVCC Corporation held their monthly Regular Meeting on Thursday, 15th, 2024.

The meeting was called to order by President Jon Hassinger 6:00p.m.

Record of Attendance: Board members Jon Hassinger, Bill McFarlane, Scott Valent, Julie Keating, and Barbara Crawford; General Manager Ryan Wolf, and Molly Couture of CRS; Proprietary Members Walter Crawford and Cindy Findling were present for all or part of the meeting; Martha Fruehauf, Gail McGowan, and Mark Perbix were all in attendance via Zoom, as well as Christine McLeod and Jeremy Jones from Haynie & Company.

MVCC Metro District Business

Approval of Agenda

Upon motion duly made by Bill McFarlane, seconded, and approved by a vote of 5-0 THE AGENDA OF THE MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT and CORPORATION BOARDS OF DIRECTORS' REGULAR MEETINGS FOR AUGUST 15TH, 2024 WAS APPROVED, AS AMENDED TO INCLUDE THE BUDGET HEARING AND THE BUDGET AMENDMENT FOR 2023.

Approval of Minutes

Upon motion duly made by Barbara Crawford, seconded, and approved by a vote of 5-0, THE MINUTES OF THE MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT and CORPORATION BOARDS OF DIRECTORS' REGULAR MEETINGS OF JULY 18TH, 2024 WERE APPROVED, AS PRESENTED.

Audit Presentation

Christine McLeod presented the results of the 2023 Audit to the Board. The Board unanimously accepted the results of the Audit.

Public Comment

Barbara Crawford shared an appreciation for the efforts of Monte Deckard and Corral Club in building the fence along the horse barn. Cindy Findling said that everyone helped in the efforts for the fence project.

Public Hearing for 2023 Budget Amendment

Molly Couture confirmed that notice of the public hearing had been properly noticed according to statute. She opened the hearing for public comment. There was no public comment, therefore the public hearing was closed.

Upon motion duly made by Bill McFarlane, seconded, and approved by a vote of 5-0, THE MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT and CORPORATION BOARDS OF DIRECTORS APPROVED THE 2023 BUDGET AMENDMENT AS PRESENTED TO THE BOARD.

The Resolution of the Budget Amendment is included as Exhibit 1 of these minutes.

Financial Reports

Mount Vernon Canyon Club:

Due to staffing changes and transitions, Ryan Wolf presented abbreviated financials to the Board. The General Manager reviewed reports of the Dues Added/Lost, Wedding Events Booked, and the PACE Report. He shared updates regarding the RFP process for the Parking Lot. He also shared pictures of the deck project and requested funding for flashing needs.

Upon motion duly made by Bill McFarlane, seconded, and approved by a vote of 5-0, THE MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT and CORPORATION BOARDS OF DIRECTORS APPROVED THE CHANGE ORDER FROM PALACE CONSTRUCTION FOR FLASHING REPLACEMENT ON THE DECK PROJECT, FOR A COST NOT TO EXCEED \$32,000.

Financial Planning Committee: Molly Couture shared information with the Board regarding new legislation for Delinquent Accounts.

Barbara Crawford and Jon Hassinger shared information about the upcoming Budget process. There was a discussion around General Services Budget

Metro District: The Delinquent-Account Reports, Profit Calculations, and status of Accounts Receivable and Reserves were reviewed with the Board.

Metro District Payment of Claims: Vendor claims were presented for review and ratification.

Upon motion duly made by Julie Keating, seconded, and approved by a vote of 5-0, THE BOARD OF DIRECTORS OF MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT ACCEPTED AND RATIFIED THE PAYMENT OF CANYON CLUB CLAIMS TOTALING \$239,367.81 FOR THE PERIOD OF JULY 11, 2024 TO AUGUST 12, 2024; AND METRO DISTRICT CLAIMS OF \$156,228.95 FOR THE PERIOD OF JULY 9, 2024 TO JULY 30, 2024 WITH THE EXCEPTION OF THE BROWNS HILL ENGINEERING OF \$28,696.00 AND ORC WATER PROFESSIONALS OF 26,786.56.

District Operations

CRS Manager's Report:

Molly Couture shared the Lookahead schedule.

Water Committee Update:

Cindy Findling shared updates with the Board regarding the Operations Update, the Fire Pump status, building access, and ORC meetings. She also mentioned work on the 2015 Master Plan that she is coordinating with JVA. Julie Keating shared an update regarding PFAS results.

Stewardship Committee Update:

Ryan Wolf addressed the opportunity from Conserve Colorado. Jon Hassinger asked Scott Valent to share said information with Rod Vaughn and Stewardship Committee.

Grant Funding Ad Hoc Committee:

Mark Perbix updated the Board regarding the status of the FEMA grant, the Water Infrastructure Planning Grant, and the FRWRM Fire Mitigation Grant. The Board is in support of continuing with moving forward with the grant application process for the Water Planning grant. Julie Keating committed to getting a written estimate from JVA for the Master Water Plan revision. Jon Hassinger recused himself from the conversation.

General Services Monthly Report

General Services:

Bill McFarlane shared updates regarding the Car Corral and fencing. Gail McGowan offered to survey people in parking spots to see if their spots are sufficient. Bill McFarlane updated the Board on the Farm Well design and timeline, and he shared an update regarding the Five Points intersection.

Barbara Crawford elaborated on the Five Points intersection on behalf of Andy Dufford. The layout was reviewed by the Fire Sergeant. All the straw bales were secured. The T intersection will be modeled until winter. Bill McFarlane asked about speed bumps, and Jon Hassinger asked Bill McFarlane to look into cost of temporary speed bump installations.

Bill McFarlane requested additional staffing for General Services: for the summer staff member to be offered a full-time position. Barbara Crawford asked for a proposal for the position and what the cost would be long-term for this. Jon Hassinger requested information on how it would impact the GS Chair role, as well.

Bill McFarlane shared updates on the new tenant, Slash Collection Day, and the Safety and Security Cameras.

September 19th, 2024 Board Meeting

The next regular meeting of the District and Corporation Boards will be held at 6:00 p.m. on Thursday, September 19th at the Mount Vernon Canyon Club.

BOARD OF DIRECTORS

August 15th, 2024

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The Board recessed to the Mount Vernon Country Club Corporation meeting.

Mount Vernon Country Club Corporation

Financial Reports

Corporation Payment of Claims: Vendor claims were presented for review and ratification.

Upon motion duly made by Bill McFarlane, seconded, and approved by a vote of 5-0, THE BOARD OF DIRECTORS OF MOUNT VERNON COUNTRY CLUB CORPORATION ACCEPTED AND RATIFIED THE PAYMENT OF CLAIMS TOTALING \$22,894 FOR THE PERIOD JULY 10, 2024 TO AUGUST 1, 2024.

Ad Hoc Evacuation Committee Update

Barbara Crawford shared an update on the status of the Emergency Evacuation Plan. There is a rough draft of a plan that she is hoping will be ready for the Board to review by the September meeting.

Tax Refund Status

Barbara Crawford updated the Board on an estimated tax refund for the Corporation from 2023 payments.

The Regular Meeting of Mount Vernon Country Club Metropolitan District was reconvened.

Mount Vernon Country Club Metropolitan District

Board Letter

A Board Letter will be prepared and will include Financial Updates, Slash Collection Day, District and Club Operations updates, Policy Reminders, General Services System Reminder, and Board Meeting Dates.

There being no further business to come before the Boards, the meetings of MVCC Metro District and Corporation were adjourned at 9:03 p.m.

Respectfully submitted,

_____/S/
Molly Couture, Secretary

THESE MINUTES ARE APPROVED AS THE OFFICIAL AUGUST 15TH, 2024 MINUTES OF THE MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT AND CORPORATION BY THE PRESIDENT OF THE BOARDS OF DIRECTORS SIGNING BELOW:

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/S/

Jon Hassinger

Date

**RESOLUTION TO AMEND 2023 BUDGET
MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT**

WHEREAS, the Board of Directors of the **MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT** appropriated funds for the fiscal year 2023 as follows:

General Fund	\$ 426,171
Water Fund	\$ 311,181
Conservation Trust Fund	\$ 100
Recreational Clubhouse Facility	\$ 4,644,498

and;

WHEREAS, the necessity has arisen for additional expenditures or appropriations requiring the expenditure of funds in excess of those appropriated for the fiscal year 2023; and

WHEREAS, the expenditures are a contingency which could not have been reasonably foreseen at the time of adoption of the budget; and

WHEREAS, the necessity has arisen for additional appropriations and expenditures of funds as reflected by satisfactory evidence presented to the Board of Directors at this meeting and set out in the amended budget attached hereto as **Exhibit A**; and

WHEREAS, funds are available for such expenditures from revenue funds available to the District; and

WHEREAS, upon due and proper notice, published or posted in accordance with the law, said proposed budget amendment was available for inspection by the public at a designated public office, a public hearing was held on August 15, 2024, and interested electors were given the opportunity to file or register any objections to said proposed budget amendment.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the **MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT** shall, and hereby does, amend the budget for the fiscal year 2023 as follows:

General Fund	\$ 447,500
Water Fund	\$ 375,119
Conservation Trust Fund	\$ 20,505
Recreational Clubhouse Facility	\$ 4,794,369

**MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT
GENERAL FUND
2023 BUDGET AMENDMENT**

	BUDGET AMOUNTS	
	ADOPTED	AMENDED
REVENUES		
Corral	\$ 10,512	\$ 28,000
Miscellaneous	5,000	5,000
Proprietary member fees	123,600	123,600
Interest	6,000	56,000
Property taxes	194,141	194,141
Rental income	69,600	69,600
Specific ownership taxes	19,000	19,000
Trash collections	27,192	27,192
Total revenues	455,045	522,533
EXPENDITURES		
General government	426,171	430,000
Capital outlay	-	17,500
Total expenditures	426,171	447,500
EXCESS OF REVENUES OVER EXPENDITURES	28,874	75,033
OTHER FINANCING USES		
Conservation easement	(34,833)	-
Transfer to other funds	-	(95,632)
Total other financing uses	(34,833)	(95,632)
NET CHANGE IN FUND BALANCE	(5,959)	(20,599)
BEGINNING FUND BALANCE	1,006,239	1,006,239
ENDING FUND BALANCE	\$ 1,000,280	\$ 985,640

EXHIBIT A

MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT WATER ENTERPRISE FUND 2023 BUDGET AMENDMENT

	BUDGET AMOUNTS	
	ADOPTED	AMENDED
REVENUES		
Interest	\$ 500	\$ 3,000
Water service fees - Club	37,080	37,080
Water reserve	124,416	124,416
Water service fees - homeowners	185,400	186,450
Total revenues	<u>347,396</u>	<u>350,946</u>
EXPENDITURES		
General and administration		
Administrative	2,400	2,400
Engineering	4,000	4,000
Legal	3,600	3,600
Liability insurance	25,360	30,000
Management and accounting	10,000	21,700
Miscellaneous	2,500	1,400
Water consultants	30,000	28,000
Water operator	5,000	9,300
Water operator - parts and repairs	40,000	56,000
Operations and maintenance		
Utilities - electrical power	12,000	18,000
Repairs and maintenance	40,000	460
Debt service		
Principal	6,000	6,000
Interest	9,062	9,259
Capital projects		
Piping replacement	100,000	-
Ridgeway waterline	-	185,000
Total expenditures	<u>289,922</u>	<u>375,119</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>57,474</u>	<u>(24,173)</u>
OTHER FINANCING SOURCES (USES)		
Bank fees	(24)	(24)
County treasurer fees	(235)	(238)
Property taxes	15,682	15,860
Water lease	(21,000)	-
Total other financing sources (uses)	<u>(5,577)</u>	<u>15,598</u>
NET CHANGE IN FUND BALANCE	51,897	(8,575)
FUNDS AVAILABLE - BEGINNING OF YEAR	<u>118,295</u>	<u>140,594</u>
FUNDS AVAILABLE - END OF YEAR	<u>\$ 170,192</u>	<u>\$ 132,019</u>

EXHIBIT A

**MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT
CONSERVATION TRUST FUND
2023 BUDGET AMENDMENT**

	BUDGET AMOUNTS	
	ADOPTED	AMENDED
REVENUES		
Conservation trust revenue	\$ 1,750	\$ 2,137
Interest	-	165
Total revenues	1,750	2,302
EXPENDITURES		
Miscellaneous	100	20,505
Total expenditures	100	20,505
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	1,650	(18,203)
NET CHANGE IN FUND BALANCE	1,650	(18,203)
BEGINNING FUND BALANCE	18,203	18,203
ENDING FUND BALANCE	\$ 19,853	\$ -

EXHIBIT A

MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT RECREATIONAL CLUBHOUSE FACILITY 2023 BUDGET AMENDMENT

	BUDGET AMOUNTS	
	ADOPTED	AMENDED
REVENUES		
Activities and recreation	\$ 97,550	\$ 120,000
Food and beverage	2,737,687	3,016,000
Late charges	17,410	52,000
Membership social dues and fees	1,578,597	1,622,000
Pool	45,050	56,000
Racquets	94,720	129,000
Wellness	4,295	9,800
Interest	-	42,000
Total revenues	<u>4,575,309</u>	<u>5,046,800</u>
EXPENDITURES		
General and administrative		
Accounting and HR	154,500	144,000
Activities and recreation	36,790	22,000
Facility maintenance	105,295	190,000
Food, beverage and merchandise	923,338	966,000
General and administrative	461,083	591,000
Membership	21,250	23,000
Payroll	2,466,091	2,475,000
Pool operations	32,850	25,000
Racquets	19,698	29,000
Utilities	212,815	138,000
Wellness	4,230	14,000
Debt service		
Principal	28,000	31,000
Interest	50,703	52,000
Capital expenditures		
Capital outlay	126,500	93,000
Total expenditures	<u>4,643,143</u>	<u>4,793,000</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(67,834)</u>	<u>253,800</u>
OTHER FINANCING SOURCES (USES)		
Bank fees	(126)	(126)
County treasurer fees	(1,229)	(1,243)
Property taxes	81,944	81,944
Transfer from other funds	-	-
Total other financing sources (uses)	<u>80,589</u>	<u>80,575</u>
NET CHANGE IN FUND BALANCE	12,755	334,375
FUNDS AVAILABLE - BEGINNING OF YEAR	<u>139,894</u>	<u>98,172</u>
FUNDS AVAILABLE - END OF YEAR	<u>\$ 152,649</u>	<u>\$ 432,547</u>