



BOARD LETTER
November 16, 2023

BOARD AND COMMUNITY HAPPENINGS

METRO DISTRICT
OPERATIONS UPDATE

CHRISTMAS TREE CUTTING

If you would like to cut a tree for Christmas on Mount Vernon Metro District property, you may do so. Trees have not been marked for cutting, and availability may have been impacted by fire-mitigation efforts. You are asked to use good judgment and follow these guidelines:

CUT TREES **ONLY** IN THE FOLLOWING AREAS, respecting private property lines:

* **Trees along the road into the Custer**

Addition (the path along the power lines below the 5-Points tennis court). Take trees that are encroaching into the Custer meadows in order to protect the meadow habitat which serves as a natural fuel break.

* **Trees along the “sewer road” (Mariposa Vale)** Take fir trees that have regenerated within the fuel break area; foot access is good.

* In treated areas (areas that have been thinned) do not cut trees that are standing alone. These trees have been left to grow or replace older trees as part of the forestry plan

* Cut trees that may be competing with other trees.

* Cut trees flush to the ground (do not leave stumps) and scatter any remaining slash.

* Lock gates behind you.

Note: Vehicles (gas or electric), including snowmobiles, quads, side-by-sides, motorcycles, etc. are prohibited in Mount Vernon Country Club open spaces and on access roads.

* If you have any questions, contact Rod Vaughn at 303-526-0230 or james.r.vaughn@comcast.net.

CLUBHOUSE/RECREATION
OPERATIONS UPDATE

The Proprietary Member Holiday Party will be held on December 22nd from 5:00 pm - 10:00 pm. The cost for Proprietary members is \$32.00, and their guests will be \$37. Please RSVP by December 16th.

Net revenues in October were a slight miss against the budget. YTD Clubhouse's Net profit continues to exceed the budget and prior year.

The weight room renovations are complete and have been a big hit with the membership. Repairs to the clubhouse soffit and fascia are ongoing and expected to be completed on Monday, 11/20.

KEY DATES

The date for the Semi-Annual Meeting of Proprietary Members has been set for November 29th.

The Community Holiday Party will be on Friday, December 22nd. Be sure to RSVP, especially if you are planning on having small children attend in your party so Santa can plan accordingly!

2023 BOARD MEETINGS

The next scheduled monthly Board meeting will be on **TUESDAY, DECEMBER 5TH at 6:00pm.**

The Board will share next year's dates in the December Board Letter.

Meetings of the Board are public, open meetings and all are welcome to attend at any time. Additionally, now all board meetings will be hybrid, with the option of coming in person or attending by Zoom. If you wish to submit an agenda item for the Board's consideration, please submit the topic title, a written summary of the issue and any background information, and expected board action (i.e. discussion, decision or resolution) to Secretary Jon Hassinger (jhassinger@mvccmetro.org).

Board meeting notices and agendas are posted on the MVCC Proprietary Member website, on the Metro District public website, and at the Clubhouse. In addition, agendas are provided to residents by email no later than 24 hours before each meeting. Minutes of Board and Proprietary Member meetings are posted to the Proprietary Member and Metro District websites following the meeting at which they are approved by the Board (usually the next Board meeting).

GENERAL SERVICES

Traffic Circle:

The construction of the new traffic circle at Five Points is a little over halfway completed. Depending on the weather it should be finished by mid-December. Please also be aware that construction equipment and workers may be in the area and traffic lanes could be blocked from time to time during construction.

Please pay attention to the new rotary direction for traffic in this intersection and comply with the new traffic signage.

RV Storage Area:

Thanks to the hard work and dedicated efforts of members of the *GS Storage Area Improvement Subcommittee* (Jestin Gieck, Mark Perbix, Andrew Price, Monte Deckerd, Dick Shaw) and General Services Manager Kenny Brossman, new life is being breathed into the RV storage area (aka "car corral"). Phase One is now complete.

A new fee schedule will be effective January 2024; qualifications for storage will be detailed (e.g., items stored must be titled to the Proprietary Member, current tenant, or staff and be currently licensed, etc.); and penalties for non-compliance with the Bylaws will be imposed.

Phase Two will commence next spring, expanding and improving the formerly fenced and unfenced areas.

Gail McGowan will maintain a *Wait List* to reserve storage spaces. Contact her at gmcgowan@mvccmetro.org if you would like to reserve a space. Provide a general description of your RV, vehicle, or other item; make and model; dimensions (length/width of item); and license number and expiration date. Any item requiring licensing must be currently licensed. If there are not enough spaces to accommodate all items currently stored at residences, owners will be asked to arrange to have them stored off-site.

ACCESSING THE PROPRIETARY MEMBER WEBSITE

Proprietary Members may access their secure site:

*Go to the Club website, mountvernoncc.com;

*Click on "Member Login" at the upper right corner (or on the secondary "Member Login" at the bottom of the Home Page);

1) Enter your Username (your 6-digit member number, including as many zeroes before your member number necessary to make it a 6-digit number);

2) Enter your password (until you change it, the default password will be your last name, all lower case; make any password changes, save changes and log in);

*Go to the *Club Resources* navigation button on the top, to the right of the MVCC logo, and scroll down to *Proprietary Community*;

*Select and click on the folder, then document you want.

*Log out when finished, at the top right corner.

In addition, the official governmental website for Mount Vernon CC Metropolitan District can be accessed at <https://mvccmd.colorado.gov/>.

**MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT
FINANCIAL SUMMARY (UNAUDITED)
OCTOBER 31, 2023**

A brief summary of each of the District's six financial statements and the Corporation financial statement are provided below.

GENERAL FUND

2023 YTD Revenues: \$467,589

Primary revenue sources include property taxes, homeowner fees, corral, trash fees, trailer and RV storage, rental income, and interest income. As of October 31, 2023, the District has collected 103% of its budgeted revenues, including property taxes of \$190,700 of which 98% has been collected.

2023 YTD Expenditures: \$383,258

General Fund expenditures include general and administrative expenses as well as operations and maintenance (corral, trash, roads, ditch, culverts, snow plowing, equipment maintenance, district property repairs and utilities). As of October 31, 2023, the District has expended 90% of its budgeted expenditures.

The Ending Fund Balance at October 31, 2023 is \$1,180,321.

WATER FUND

2023 YTD Revenues: \$292,644

Primary revenue sources include water service fees, homeowner fees and interest income. As of October 31, 2023 the District has collected 84% of its budgeted revenues.

2023 YTD Expenditures: \$298,298

Primary expenditures include the Ridge Way water line capital project (\$170,057), water line repairs, water operator and consultants, utilities and repair and maintenance. As of October 31, 2023, the District has expended 109% of its budgeted expenditures (not including capital expenditures).

The Ending Fund Balance at October 31, 2023 is \$144,851.

TRANSPORTATION FUND

2023 YTD Revenues: \$143,548

Primary revenue sources include PM transportation fees, the transportation reserve 2% sales tax and interest income. As of October 31, 2023, the District has collected 149% of its budgeted revenues.

2023 YTD Expenditures: \$ 00

Primary expenditures are for road repairs. As of October 31, 2023, the District has expended 0% of its budgeted expenditures.

The Ending Fund Balance at October 31, 2023 is \$399,346.

FIRE MITIGATION FUND

2023 YTD Revenues: \$59,298

Primary revenue sources include PM fire mitigation fees, grant funds and interest income. As of October 31, 2023, the District has collected 114% of its budgeted revenues.

2023 YTD Expenditures: \$19,825

Primary expenditures were for fire mitigation efforts related to water-line installations in the 5-Points area and grant consultant fees. As of October 31, 2023, the District has expended 18% of its budgeted expenditures.

The Ending Fund Balance at October 31, 2023 is \$125,182.

CONSERVATION TRUST FUND

As of October 31, 2023, the CTF has a Fund Balance of \$1,536. CTF funds may be used for the acquisition, development, and maintenance of new conservation sites or for capital improvements or maintenance for recreational purposes on any public site.

RECREATIONAL CLUBHOUSE FACILITY – PROPRIETARY FUND

2023 YTD Revenues: \$4,330,984

Primary revenue sources include fees from activities and recreation, food and beverage sales, social dues and fees, pool, racquets and wellness fees. As of October 31, 2023, the District has collected 95% of its budgeted revenues.

2023 YTD Expenditures: \$3,750,590

Expenditures were for the operation of the Club and additional capital expenditures of \$80,876. As of October 31, 2023, the District has expended 85% of its budgeted expenditures.

The Ending Fund Balance at October 31, 2023 is \$553,414.

DEBT SERVICE

Expenditures consist of the principal and interest payments on the District’s Series 2020A and 2020B bonds; bank and Jeffco fees.

The Ending Fund Balance as of September 30, 2023 is \$64,799.

MOUNT VERNON COUNTRY CLUB CORPORATION

2023 YTD Revenues: \$2,524,684

Revenue sources include tax credit sale and interest income.

2023 YTD Expenditures: \$585,989

Expenditures consist of CE operating expenses, repayment of advances and Federal and State income tax payments.

The Ending Fund Balance as of October 31, 2023 is \$1,938,695.

SUMMARY (ALL FUNDS)

The ending fund balance for all funds as of October 31, 2023 is \$4,408,144

2023 YTD Revenues \$7,818,747

2023 YTD Expenditures \$5,037,960