
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors Edwards Metropolitan District March 16, 2023

A Regular (Zoom) Meeting of the Board of Directors of the Edwards Metropolitan District, Eagle County, Colorado, was held on March 16, 2023 at 12:00 p.m. in person at the Edwards Field House at 450 Miller Ranch Road, Edwards, CO and via an online Zoom meeting at in accordance with the applicable statutes of the State of Colorado.

Attendance The following Directors were present and acting:

- Kara Heide
- Joanna Kerwin
- Todd Williams
- Mike Trueblood
- Tracy Erickson

Also in attendance were:

- Ken Marchetti, Marchetti & Weaver, LLC
- Kendra Nicholson, Recording Secretary for the meeting
- Kevin Murphy, East West Partners (Zoom)
- Jim Telling, East West Partners (Zoom)
- Todd Goulding, Goulding Development Advisors, LLC (Zoom)
- Greg Schroder, McDowell Engineering

**Call To
Order**

The Regular Meeting of the Board of Directors of Edwards Metropolitan District was called to order by Director Heide on March 16, 2023 at 12:00 p.m. noting a quorum was present.

Changes to the

Agenda None

Public Input None

Legal None

**Miller Ranch Road
Pedestrian Path Lighting**

Todd Goulding reported he has the final plans from Rickie Davies that will be used for the RFP that will go out shortly. Mr. Goulding and Mr. Davies are working with Eagle County Engineering to figure out connection to the electric transformers and the easements needed for them. Once they have those sorted out, they will send out the RFP. Responses will be due approximately three weeks after the RFP is posted.

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Director Update

Director Trueblood mentioned that the town of Avon is joining the postal consortium to get to the bottom of the current issues with the post office. He suggested that Edwards may also want to get involved. The Board agreed to have him follow up and report back.

Director Williams stated he will be discussing the crosswalk rapid flashing beacon installation project later in the meeting.

Director Kerwin reported that Janet Bartnik has resigned as executive director of Mountain Rec and will be relocated to Virginia to be closer to family and aging parents. Her last day is March 31. Mountain Rec has engaged a search firm to help fill the position.

Director Erickson stated that several of the area towns are trying to do a celebration in honor and recognition of Mikala Shiffrin. Director Heide will reach out to the VVF to find out how EMD can participate.

Director Heide discussed the Walking Mountains energy efficiency rebates. She stated the Edwards website will be updated to be more specific about the rebate programs being offered. She also asked that someone come out and look at the trees that were planted in Old Edwards Estates. Ms. Nicholson will reach out to Fitz Landscaping.

Traffic Study

McDowell Engineering

Mr. Marchetti introduced Mr. Schroeder with McDowell Engineering and he talked about performing an Edwards area traffic study. Mr. Schroeder stated they offer a broad list of services. He gave an informational presentation about McDowell Engineering and the different types of studies they have to offer. He went over what a Transportation Master Plan is and how it works. It can help in making proactive changes to traffic patterns and to understand current regulations. Director Trueblood asked about what it will cost to create a Traffic Master Plan, or if it makes more sense to start with an optimization study for the Highway 6 roundabout before new developments go in, then maybe budget for the full Traffic Master Plan next year. Director Kerwin asked if their study would include all the approved developments. Mr. Schroeder stated that they will take those into account and a Traffic Master Plan would help to see what the traffic plan would look like including all the new developments. It would also help to provide development guidelines going forward. Director Trueblood also stated he would like alternate transportation methods included in the study and any Traffic Master Plan created. Director Williams stated that the County is allowing several smaller developments without having to have a

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traffic study done, but he's concerned about the impact on traffic from all of the developments going in at the same time. The Board members agreed that they would like to see a proposal to optimize traffic flow through the Highway 6 roundabout and a proposal for a Traffic Master Plan. Ms. Miller asked how the population/increased traffic estimates are computed in the studies. Mr. Schroeder explained that there are several places that the numbers can come from and further explained how the numbers are calculated and the different sources they are collected from. Director Heide asked about the timing on the studies. Mr. Schroeder stated a study to optimize traffic in the Highway 6 roundabout could be done in about six weeks and a Traffic Master Plan would be more like 6-9 months.

UERWA Representative Report

Director Trueblood reported on what was covered in the last UERWA meeting. He reported a water rights summary report was reviewed but he suggested the Board get outside independent assistance to understand how the water rights, water availability, and the proposed unification will all work. Director Trueblood has questions about water rights available for Edwards and projected additional water rights needed for future development in Edwards. He thinks assistance from outside counsel could be helpful to come up with tangible numbers for the Edwards area. Mr. Marchetti stated that the water authority has prepared a report on the water rights and availability. Director Trueblood stated that he has received that report but it is a lengthy and complicated report which is why he would like to enlist outside help. Director Trueblood also said there was a discussion about conservation and the rebates being offered. The Board will take this matter up in executive session.

West End Update

Jim Telling said the landscape plan for the West End is to not have any turf that will require irrigation, only artificial turf. They have received referral comments back from the County. They are currently in the process of drafting responses to those comments. They are also in the process of finalizing the design of the project and getting construction cost estimates. There were conflicting responses about access to the Preserve and the plan is to direct residents to use the existing access to the Preserve and to not have another access directly from the West End to the Preserve.

Fitz Landscaping 2023 Contracts

Ms. Nicholson reviewed the response from James Fitz on the question of what is included in the new plantings cost on the 2023 contract as distributed in the Board packet, that it is infill perennials and labor to install and no annuals. By motion made by Director Williams and seconded by Director Erickson, it was unanimously

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RESOLVED to approve the Fitz Landscaping 2023 contract as presented.

Sidewalk Discussion

A meeting was held with Rickie Davies from Eagle County Engineering, Director Kerwin, Director Erickson, Ms. Nicholson and Mr. Marchetti. Director Kerwin reviewed the main points discussed in the meeting. She explained how the County defines a sidewalk vs a trail/path. She then asked if the EMD Board would like to take responsibility for the maintenance of the sidewalks that do not currently have a maintenance contract in place and are also within the public right-of-way.

Following discussion and by motion made by Director Kerwin and seconded by Director Trueblood, it was unanimously

RESOLVED to approve Edwards Metro District taking on the maintenance of sidewalks within the right-of-way that don't currently have a maintenance agreement in place.

It was further decided to start with the lower Homestead sidewalks. Director Erickson asked the Board about some of the issues that contribute to the damage of the sidewalks, i.e. residents parking on the sidewalks. The Board agreed to move forward with engaging an engineer to assist with repair and maintenance of the sidewalks. The issues raised by Director Erickson can be addressed as part of the project to repair and maintain the sidewalks.

Miller Ranch Road Pedestrian Lighting

Director Trueblood stated he spoke to Eagle County Engineer Ben Gerdes and they agreed to contribute \$125,000 to the project. There was a Board discussion about requesting a contribution from Berry Creek Metro District and the timing of their proposed contribution. The Board agreed that it would make sense to approach Berry Creek again at their next board meeting in April.

Pedestrian Crosswalks Rapid Flashing Beacons

Director Williams reported his is continuing to seek proposals for installation of the beacons at all crosswalks that don't currently have beacons. By motion made by Director Erickson and seconded by Director Kerwin, it was unanimously

RESOLVED to authorize Director Williams to proceed with obtaining proposals for installation of the flashing beacons.

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There was a discussion about approaching Eagle County to contribute to the project. Director Heide stated she will have that discussion.

Executive Session

By motion duly made and seconded, it was unanimously

RESOLVED to enter into executive session pursuant to C.R.S. 24-6-402(4)(e) to determine positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators.

Water Rights

Following the executive session there was a Board discussion to appoint Garfield & Hecht, with a budget of \$10,000, to assist with researching and clarifying the water rights/allocation in the Edwards area. By motion made by Director Trueblood and seconded by Director Williams

RESOLVED to authorize hiring Garfield & Hecht with a budget of \$10,000 to assist with clarifying the water rights/allocation within Edwards

Mill Levy Property Value Increase

Mr. Marchetti reported the County Assessor recently reported that property values in the County are increasing an average of 70% and encouraged the Board to continue to consider a temporary mill levy credit when mill levy rates are adopted this fall. No action is needed at this time and more specific information is needed before action is taken but taxpayers will likely be asking what the assessed value increase will mean to their tax situation. The Board agreed there should be more discussion about this going forward.

Shift Bike Program

Director Heide stated that a grant request made to CDOT for \$50,000 has been approved to assist with the shift bike project. Avon has approached Vail Health to help out with the cost of bike helmets. Director Heide reviewed the planned Shift Bike locations within Edwards. Director Williams went over the proposed location at the Riverwalk. The Board was happy to hear of the progress being made on this project.

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Action Taken Outside a Board Meeting

There was a Board discussion about the policy and how it needs to be followed correctly going forward. It was decided to plan for a Special Meeting when time sensitive decisions need to be made and to cancel if it ends up not being necessary.

Minutes

The Board reviewed the February 16, 2023 Regular Meeting minutes. There was a spelling error that was corrected. By motion made by Director Trueblood and seconded by Director Williams, it was unanimously

RESOLVED to approve the February 16, 2023 Regular Meeting minutes with suggested edits.

Accounts Payable

The Board reviewed the March 2023 accounts payable list. By motion duly made by Director Williams and seconded by Director Heide, it was unanimously

RESOLVED to approve the March 2023 accounts payable list as presented.

Financial Statements

Director Trueblood reviewed the preliminary February financial statements including the January sales tax numbers. By motion duly made by Director Williams and seconded by Director Kerwin it was unanimously

RESOLVED to accept the District's February 2023 preliminary financial statements.

Adjournment

There being no further business to come before the Board at this time, by motion duly made by Director Kerwin and seconded by Director Trueblood it was unanimously

RESOLVED to adjourn the Regular Meeting of the Edwards Metropolitan District Board of Directors this 16th day of March, 2023

Respectfully submitted,

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Kendra Nicholson
Recording Secretary for the Meeting