
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting Of the Board of Directors Edwards Metropolitan District April 15, 2021

A Regular (Zoom) Meeting of the Board of Directors of the Edwards Metropolitan District, Eagle County, Colorado, was held on April 15, 2021 at 12:00 p.m. via an online Zoom meeting, in accordance with the applicable statutes of the State of Colorado.

Attendance The following Directors were present and acting:

- Kara Heide
- Mick Woodworth
- Mike Trueblood
- Beth Reilly
- Todd Williams

Also in attendance were:

- Joanna Kerwin, Edwards Resident
- Matt Larson, West End Subdistrict
- Bill Simmons, Eagle River Water & Sanitation
- Gina Van Hekken
- Ken Marchetti, Marchetti & Weaver, LLC
- Meghan Hayes, Recording Secretary for the meeting

Call To Order

The Regular Meeting of the Board of Directors of Edwards Metropolitan District was called to order by Director Reilly on April 15, 2021 at 12:02 p.m. noting a quorum was present.

Changes to the Agenda

Linn Brooks, Eagle River Water & Sanitation will be joining the meeting at 2pm to briefly discuss Bolts Lake in public session but most of the presentation will be done in Executive Session.

Public Input Joanna Kerwin informed the Board that during the final County planning meeting for the Edwards RiverPark PUD application, the RiverPark team said that one of the Edwards Metro District's top priorities was the roundabout at Lake Creek and Highway 6 West Edwards Improvements. Ms. Kerwin said she is concerned as she was under the impression the Edwards Metro District's top priorities was West Edwards and not the Lake Creek roundabout. Meghan Hayes notified the board that there was an agenda item under Board Member Discussion about the Edwards Metro District's Project Priority List.

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Director Heide suggested that the Board write a letter to the County to let them know that they were misinformed by the Edwards RiverPark team about where the Lake Creek roundabout falls on our priorities list. The Board directed Marchetti & Weaver to draft the letter.

Legal There was no legal input at this time.

**West End
Subdistrict
Update**

Matt Larson presented an update on the West End Subdistrict to the Board. He reported that he now has executed agreements with Edwards Plaza and the Gashouse for the loop road. These agreements are contingent on final approval of the PUD. The next step in Mr. Larson's process is to extinguish the current PUD. This step is just a formality but is a required step. He also reported that in the next couple of months he will be presenting some sketches and renderings of the property as part of the application process. The plan is to submit the PUD to the County to get it into the public realm but then to pause and go to the community for feedback.

There is a potential dispute with the new owners of the Vogelman property about a shared driveway. He is hopeful that they will be able to work it out and will continue to update the Board.

Director Reilly inquired about affordable housing and how that will be handled. Mr. Larson reported their initial plan is to submit for 300 units focusing on three primary items:

- Edwards Community Master Plan
- Workforce Housing Consideration
- Financial Feasibility

Director Williams inquired about commercial properties. Mr. Larson said they are considering up to 10,000 sq. ft. primarily made up of light retail and possibly a doctor's office but no restaurants since restaurants are parking and trip count intensive.

**EVOM
MOU
Update**

The Edwards District had entered into a MOU with EVOM that expired at the end of 2020. Marchetti & Weaver updated the MOU and spoke with Gina Van Hekken to ensure that we were capturing all EVOMs intentions when it comes to the use of the Log Cabin on the Eagle Preserve. The updated MOU was distributed to the Board

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for its consideration. Ms. Van Hekken presented that the goal for EVOM is to get the Valley's underrepresented community outside and educated on everything outdoors. EVOM is interested in creating a small gear library at this location but it is anticipated to be smaller than would be found at Mountain Recreation and SOS. Director Heide suggested if fishing poles are being provided, that EVOM find a way to help them get a fishing permit. Ms. Van Hekken reported that there will be an education course prior to the gear being provided and she will reach out to Colorado Parks & Wildlife about fishing permits. Once this MOU is signed, they will be able to move forward with requesting funding from future partners. By motion duly made and seconded, it was unanimously

RESOLVED to approve the MOU, subject to final review by Jim Collins, Legal Counsel.

**Spur Road
Bridge
Netting
Project**

Meghan Hayes reported that she spoke with Mountain Pest about providing netting under the Spur Road bridge to help with the issue of bird droppings along the new path and railings. Director Heide suggested she reach out to Dr. Death for another proposal as the one from Mountain Pest was extremely costly. Director Williams will also look into other companies.

**Draft Climate
Action**

Resolution

Director Reilly gave some background about the Climate Action Collaborative's initiatives in the electric vehicle and e-bike arena. A resolution was presented to show Edwards' support of these initiatives. Director Trueblood requested some clarifications and after discussion and by motion duly made and seconded, it was unanimously

RESOLVED to adopt this resolution with the changes requested by Director Trueblood.

**EMD
Projects
List**

Meghan Hayes presented the Project list by priority. Director Trueblood suggested it be updated to list all 2021 projects first before those that did not have a specific time frame. Ms. Hayes will make those updates and present the updated list to the Board

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at the next meeting. Director Reilly asked about the barbed wire project and Mr. Marchetti said that the District could participate in removal of barb wire on public land but not on private property. Director Reilly also suggested that pond maintenance be kept on the list. The tree project is also of concern of Director Reilly. Ms. Hayes notified her she had not heard back from Red Canyon High School about planting trees on their property.

Directory Reilly noted that she suggested the re-ordering of West Edwards projects and Director Williams made some suggestions about moving them around. Ms. Hayes will make those updates. After discussion, the Board was in agreement what projects were our priority.

Minutes The Board reviewed the March 18, 2021 Regular Meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the March 18, 2021 Regular Meeting minutes

Accounts Payable

The Board reviewed the April 2021 accounts payable lists. There was discussion about the E-Bike rebate program. Meghan Hayes reported that many people applying for the program are living outside of the District's boundaries. Directory Reilly suggested that the District reach out to surrounding districts to suggest they start similar programs in their own district. Director Williams pointed out that he was not in attendance at the March meeting and his paycheck should be removed and voided. By motion duly made and seconded it was unanimously

RESOLVED to ratify the April 2021 accounts payable list with the changes made by Director Williams.

Financial Statements

Director Reilly inquired about the Edwards Community Market and our budgeted item of \$5,000 to support them and how we can go about making it happen. Mr. Collins feels that there is a benefit to be shown by helping our community. By motion duly made and seconded it was unanimously

RESOLVED to accept the District's March 2021 financial statements as presented.

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2020 Audit Report

The Draft Audit Report was distributed to the Board separate from the Board Packet. Director Trueblood will schedule a meeting with the auditors to go through the report. After discussion and by motion duly made and seconded, it was unanimously

RESOLVED to approve the audit report, subject to Director Trueblood's review of the report with the Auditor.

Sales Tax

The February 2021 sales tax came in slightly higher than budgeted, of which a large percent is local retail.

UERWA Update

Director Woodworth reported that the Authority is working towards getting Cordillera Valley Club's water use within the amount that was originally decreed which will go a long way towards bringing all of Edwards within its decreed amount.

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)(b) and (e) to receive legal advice on specific legal questions and determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators related to Bolts Lake and the Edwards River Park Overlapping District.

The Board came out of Executive Session at 2:20pm

Adjournment

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

RESOLVED to adjourn the Regular Meeting of the Edwards Metropolitan District Board of Directors this 15th day of April, 2021

Respectfully submitted,

Meghan Hayes

Meghan Hayes

Recording Secretary for the Meeting