

Pleasant View Metropolitan District  
Minutes of the Regular Board of Directors Meeting

March 20, 2018

President: Adrian Waller called the meeting to order on March 20, 2018, at 6:00 p.m.

Roll Call:

Present: Adrian Waller, H.D. McDonald, Devin Keen, Elmer W. Dudden and Tiffany Smith.

Also Present: Tammy Waller, Chris Malmgren and Karey Baker.

Pledge of Allegiance

Approval of Agenda:

Elmer W. Dudden requested to add a New Business item regarding the Lions Club. With that addition made H.D. McDonald made a motion to accept the agenda for March 20, 2018. Devin Keen seconded the motion and it was unanimously approved.

Approval of Minutes:

Elmer W. Dudden made a motion to approve the January 16, 2018 meeting minutes with the addition of information regarding attorney fees. Devin Keen seconded the motion and it was unanimously approved.

Elmer W. Dudden made a motion to approve the February 20, 2018 meeting minutes and with a seconded from Tiffany Smith the motion was unanimously approved.

Correspondence: None.

Reports:

A. Treasures Report:

Financial Secretary Devin Keen read the submitted Treasurer's Report as printed. H.D. McDonald made a motion to approve the balance as printed in the amount of \$1,245,743.97, and with a second from Devin Keen the motion was unanimously approved.

B. Bills Paid:

Devin Keen made a motion to accept the Bills Paid as of February 8 - 27, 2018, in the amount of \$70,717.95, and with a second from Tiffany Smith, the motion was unanimously approved.

C. Bills to be Paid: The Board had no questions.

D. Bank & CC Reconciliations: The Board had no questions.

E. Fire Department:

- JEffcom dispatch center is up and running as of March 13<sup>th</sup>.
- ISO - no new information on the ISO evaluation.
- Truck 41 is at West Metro for repairs on the Aerial.
- Engine going in for routine maintenance and replacing seat belts
- New chief vehicle will hopefully be here next month
- Chief Malmgren requested that the Board allow the old chief truck to be used for a fleet vehicle for training and transporting staff around. The truck will be used for business and not for personal use.
- February Stats: 64 calls and 157 for the year.
- Daily Logs are in the packet.

F. Parks/Recreation/Facilities:

Camp George West and Building 48:

- Fields are booked for most of the season.
- People are dumping in the Park.

Wolf Park:

- Still looking for a landscape company.
- Lights went out again. Main breaker keeps flipping. We may need to update the panel.

Orchard Park:

- Hired PetScoop to clean park.
- Lights were broken out at the tennis courts and glass is all over.

Westblade Park:

- Water leak between the bathroom and the meter.
- Hired PetScoop to clean park. They will clean once a month.

Miscellaneous:

- Tractor needs servicing.

G. Building Committee: No discussion.

H. Personnel: The Board had no questions.

Work Log: The Board had no questions.

New Business:

1. Denver Kickers Storage

They would like to store their machine to paint the fields at Camp George West. Tammy Waller wondered if they could rent a shed that might be available. Adrian Waller suggested that they get a shed and place it down at the Park by the overflow parking area. They will be responsible for locking it and the insurance on it.

2. Yearly Audit

Clifton Larson Allan will be here the week of May 8<sup>th</sup>.

3. Lions Club

Elmer W. Dudden stated that the Lions Club is the only service organization in Pleasant View. We are looking for new members because we have lost a lot of the older members. The Lions Club is having their annual pancake breakfast on Easter. He handed out flyers and Tammy offered to put it on the Pleasant View website.

Old Business:

1. Comcast

They stated that they are unable to get internet to Building 48. The system is good and renters can use the Bluetooth for now.

2. Contract with Insight Engineering

Contract is here for President Waller to sign. Devin Keen made a motion to approve the Service Agreement with Insight Engineering for the parking lot and the trail and with a second from Elmer W. Dudden the motion was unanimously approved. The parking lot should be paved and the trail done by June.

3. Part Time Position

Tammy Waller stated that she put a list of job duties for a part time maintenance job description in the packet. Possibly 3 days a week, and weekends in the summer to help with opening and closing Building 48 and to help with the greeting of the people that ~~rent~~ <sup>rent</sup> the shelters. They would also be emptying trash monitoring the parks and equipment. The Board requested that Tammy Waller put together a job description.

4. Hills Lawn & Grounds

They do the mowing for Prospect Recreation and Park District and they recommend them. For 6 months of mowing, aerating and fertilizing would be around \$36,000. They would be mowing once a week. H.D. McDonald made a motion to get a contract with Hills Lawn & Ground to provide mowing, aeration, fertilizing with cost not to exceed 36,460. Elmer W. Dudden seconded the motion and it was unanimously approved.

5. Miscellaneous

There is a meeting scheduled with Tom Hoby, Jeffco Open Space on March 28<sup>th</sup>, to discuss the indoor soccer facility proposal. President Waller and Tammy Waller will be attending the meeting. Other Board members are welcome to attend if they can.

Executive Session: None.

President Waller reminded everyone that during public comment period each person has 3 minutes and if there are any outbursts that those people will be asked to leave the meeting.

Public Comments:

Freida Wagner, 16727 Mount Vernon Road

Ms. Wagner stated that she would like to have 5 minutes to discuss the parks position. She stated that she would like it to be solutions oriented and is happy to hear that the Board is looking at a part time position, but she stated she would really like it to be full time. Ms. Wagner passed out a packet for the Board to review. She stated she reviewed the Cost Benefit Analysis (CBA) with Tammy and some revisions in an estimated savings comparing 2016 to 2017 of \$53,561. No cost accounting allocations were applied. If applied, savings would be least. She told the Board that she also created a CBA using the approved budgeted expense for 2018 and found the estimated savings is \$34,748.48 and it is essentially the parks position. Ms. Wagner stated if the parks position is filled then the outsourced expense would likely be zero. With no outsourced expense, there would be a net budget reduction of \$257.52. It is based on budget not actuals. The Office Manager is now doing the work of 3 positions and there are 4 parks to maintain. She urged the Board to reconsider to fill the parks position on a full-time basis.

Ms. Wagner also wanted to talk to the Board about what Pleasant View's vision is for the future. She stated that she doesn't know if the Board has addressed and we need to now. She stated that it would be cool to put together a focus group to get people together to talk about Pleasant View in the future. When I talk to my neighbor's people say they would like a community garden, neighborhood cleanup, Thursday night in the parks with food trucks. Just ideas. Tammy Waller stated that a neighborhood association is being developed and they meet at Starbucks on Tuesdays. Ms. Waller stated she would get the information to Ms. Wagner.

President Waller thanked Ms. Wagner for her comments. He stated that part of the issue is the charter and what Pleasant View can do and can't do. He said that clean up days can't be done anymore because of Open Space and Jefferson County. It has to be done through a city or municipality. He stated that the only jurisdiction Pleasant View has is the parks and the fire department. Ms. Wagner asked if there could be activities and President Waller stated that it could be done in the parks. He said that we did the family fun day every year and it cost \$5,000 a year and very few people showed up.

President Waller stated that he walked Westblade Park to look for dog waste. He found 15 piles of dog waste and he didn't feel that was a huge amount for that park, but we have hired someone to pick up the waste.

President Waller stated that the Board is happy to talk to everyone and not shout at each other. We are here for the good of the community.

Linda Gallegos, 845 Nile Court

She stated that she stopped picking up trash. There are bottles just off the path by the bench down by the trailer park at Westblade. She stated that she has been leaving the trash because I don't want it to look like we aren't in need of a full-time person. President Waller stated that he walked around and picked up trash for 5 hours. There are two homeless men living in Westblade. He stated that he has taken his personal pick up and loaded their stuff up with a police officer to haul it off. He stated that there are people sleeping in the park every night.

H.D. McDonald stated that Jefferson County has a leash law and a pick up after your pet law. He stated that you can pick things up, but 3 minutes later people can come by and throw more trash out.

President Waller stated that we have a weekly trash service and now we are looking for a part-time person, but the difficulty is finding the right person for the job because of all the things that they will need to be able to do.

Adjournment:

H.D. McDonald made a motion to adjourn at 7:03 p.m., Devin Keen seconded the motion and it was unanimously approved.

Respectfully submitted by:  
Karey Baker



Adrian Waller, President



H.D. McDonald, Vice President



Devin Keen, Secretary/Treasurer



Tiffany Smith, Director



Elmer W. Dudden, Director