HIGHLANDS RANCH METROPOLITAN DISTRICT
STUDY SESSION ADDENDA

April 24, 2019

Addendum documents can also be viewed at
http://highlandsranch.org
or
http://intranet.highlandsranch.org/default.aspx

- Disk Golf – Adjacent Property Owner Feedback
- Memorandum – Mansion Fund Request for use of reserves
- Tanks Park Recreational Improvements
DISC GOLF

Adjacent Property Owner Feedback

Presented to the Metro District Board of Directors
April 24, 2019
District Website Factsheet

Posted factsheet information includes:

• Proposed 18-hole course and parking lot
• Location and existing use
• SSPR partnership
• Community support from 2009 survey
• Feedback gathering from adjacent property owners
Adjacent Property Notification

• March 26th Board meeting, directed to contact adjacent property owners and residents along east side of Broadway for input

• Postcards requesting input mailed April 1st

• Staff attempted to meet in-person with all postcard recipients

• Staff received two email replies, and three phone calls
Adjacent Property Owner Feedback

Feedback from in-person meetings with postcard recipients included:

- Course would prevent current homeless encampment issues
- What’s our level of maintenance going to be
- Excitement for course in our community
- Managing for possible erosion concerns
- Will the trails remain open
- Is the course open to the public
- Would provide a much needed experience for residents
Adjacent Property Owner Feedback

Phone Calls

• Bill Selby
  • 9035 Bear Mountain Drive
  • Homeowner since 1987
  • “Great use of the property”

• St. Luke’s United Methodist Church
  • Church and staff very supportive

• Theresa Secor
  • 717 Bristle Pine Circle
  • 11 year resident
  • “Hope it comes to fruition”
  • “very much a supporter and advocate”
Hi Nick,

Thank you for stopping by today to let me know about the Disc Golf course developing outside my business window. I just walked the West Fork trail and I think the course is a great idea. I look forward to that space being well used. I do hope the trail remains available to the public— it is my go to walk when I have 20-30 minutes.

Thank you and good luck with your project.
Karen Pascoe
owner of Mind Body Life Transformation Center
Nick,
Thank you for stopping by to discuss the proposed West Fork disc golf course. We were excited when we got the postcard detailing the course last week, and it was nice to talk to you today in more detail. Our household is fully supportive of the proposed project and we are thrilled it will be so close to our house which backs to Broadway.

Disc golf is a wonderful sport that is inexpensive and fun for all ages and skill levels; it promotes getting out walking and enjoying fresh air...

Thank you again for knocking on our door today. We look forward to playing disc golf in the open space in the near future!

Ashleigh Dial, 100 Grouse Place, Highlands Ranch, CO 80126
Adjacent Property Owner Feedback

**Visa**

- Met on-site with Visa’s Director of Real Estate Services and Director of Security and Safety Services
- Visa in full support of course
- Concerned with discs entering Visa property
- Staff to work closely with Visa during course design to mitigate concerns
Disc Golf Demographics

Sport is enjoyed by all

- Retired
- Families
- Couples
- Young men and women
- Kids
Staff Recommendations

• Proceed with the following next steps:
  • MOU with SSPR for $100,000 partnership funding
  • Parking lot development – Board and County Approval
  • Course design and construction – Board Approval
Questions and Comments
MEMORANDUM

TO: Metro District Board of Directors
FROM: Carrie Ward
DATE: April 24, 2019
RE: Mansion Fund – Request for Use of Reserves

The Mansion Fund established a reserve to help fund repair and replacement of the physical assets at the Mansion. The projected reserve beginning balance for 2019 is $125,694.

The reserve is funded by an annual allocation of ten percent of the Mansion event revenues. Staff is recommending use of the reserves for the following projects in 2019:

#1 – 2019 Mansion Maintenance Projects – Approved

- PTZ Security Camera Replacement $25,000
- Amplifiers for A/V closet 5,000
- Great Hall – Repair of cork border 2,500
- Second floor hallway – wood floor repair 2,500
- Antique porch light repair 2,000
- Lead glass window repair – additional windows 3,000

TOTAL $39,000

#2 – 2019 Unanticipated Mansion Maintenance Projects – Recommend Approval

A repair to a section of the roof needs to be completed as soon as possible. This flat roof section of the roof, located at the entry to the Great Hall, has a large skylight. Several small leaks were detected this winter and after further inspection, we have determined that the south east section of this flat roof near the skylight needs to be replaced. Once the roof repair is completed we will have some drywall repair to complete inside the building. These repairs have to be completed as soon as possible to prevent further damage and prior to the beginning of our busy season in May.

- Repair roof leak and drywall $5,800
Staff recommends the board approve an increase of the 2019 use of reserves from $39,000 to $44,800 for repair of roof and drywall.

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<td><strong>$125,694</strong></td>
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An agreement was reached between Centennial Water & Sanitation District and the Metro District in December 1998 allowing the Metro District the use of the property for recreational uses, including the water storage tank lids.
Primary function of site is water storage and pumping

All improvements reviewed and approved by Centennial prior to HRMD implementing (presented to CWSD board on 3/19/19).

HRMD funds installation and maintenance of landscaping and recreation facilities
Background

- Skate Equipment and in-line hockey rink was installed in 2001.

- Pickleball court replaced the in-line hockey rink in 2014.
Existing Conditions
Proposed Improvements

- The Metro District has funds identified in the 2019 budget for the proposed improvements.
Proposed Improvements

Originally anticipated tennis court on east tank. Anchor plates incorporated into design for fence/windscreen.
Centennial Water & Sanitation District drafted a Scope of Work for Bates Engineering.

Metro District will contract with Bates Engineering to ensure appropriate guidelines are followed during construction.

Vehicles not permitted on tank lids
Metro District Schedule

- Approval by Centennial – March
- HRMD appropriation – April
- Neighborhood Notification
- Construction May - July
Questions