
RECORD OF PROCEEDINGS

Minutes of the Regular Meeting of the Board of Directors Copper Mountain Consolidated Metropolitan District February 24, 2023

A Regular Meeting of the Board of Directors of the Copper Mountain Consolidated Metropolitan District, Summit County, Colorado was held on February 24, 2023 at 8:30 a.m. in person and by phone in accordance with the applicable statutes of the State of Colorado.

Attendance The following Directors were present and acting:

- Tom Malmgren, President
- Ben Broughton, Vice President
- David Steele, Secretary
- Stan Sprinkle, Treasurer
- Jim Reis, Board Member (by phone)

CMCMD Staff in attendance was:

- Rob Martin, District Manager
- Chelsey Lange, Public Works Director
- Eric Hookanson, Cable & Internet Services
- Missy Stabile, Clerk-Treasurer
- Robby Saunders, Utility Plant Operator II
- Hannah Whitton, Utility Plant Operator I
- Zac Haynes, Utility Plant Operator I

Also in attendance was:

- Peter Siegel, Copper Mountain Resort Association Executive Director
- Elizabeth Parr, Tucker Mountain Lodge

Call To Order

The Regular Meeting of the Board of Directors of Copper Mountain Consolidated Metropolitan District was called to order by Director Malmgren, on February 24, 2023 at 8:30 a.m. noting a quorum was present.

Old Business

Minutes

The Board reviewed the minutes of the December 2, 2022 Regular Board Meeting. Upon motion duly made by Director Broughton and seconded by Director Steele it was unanimously

AGREED to approve the minutes of the December 2, 2022 Regular Board Meeting with correction on line 76.

The Board reviewed the minutes of the January 6, 2023 Special Board Meeting.

Upon motion duly made by Director Steele and seconded by Director Sprinkle it was unanimously

AGREED to approve the minutes of the January 6, 2023 Special Board Meeting with corrections on lines 41, 42, and 50.

The Board reviewed the minutes of the January 27, 2023 Regular Board Meeting.

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Upon motion duly made by Director Broughton and seconded by Director Sprinkle it was unanimously

AGREED to approve the minutes of the January 27, 2023 Regular Board Meeting with corrections on lines 69 and 91.

Community

Updates

Peter Siegel, Copper Mountain Resort Association Executive Director, reported that the April CMRA meeting is important for determining capital projects. The Resort has had good visitation. Garbage collection and snow removal has been nonstop.

Public Comment

And

Concerns

No public comments and concerns.

New Business

Election

Update

Melissa Stabile, Clerk-Treasurer, reported that the District received six self-nominations for the three available Board positions. The candidates are Graeme Bilenduke, Frank Cannon, Tom Malmgren, Jim Reis, Dave Steele, and Abigail Tietjen. The District will proceed with a mail-ballot election. The Mail Ballot Plan was approved by the Board and will be posted on the District website.

Housing

Policy

Rob Martin, District Manager, distributed a draft policy prior to the meeting for Board review. Comments from the Board included stating fair housing policies; define “employee in good standing” better; establish a defined location radius; change repayment to one year; make sure memo and application agree; and provide financial implications to Board. District employees spoke in support of a housing stipend.

Staff Updates

Rob Martin, District Manager, reported that the first meeting with Vero took place earlier in the week. They are working on scheduling and priorities. A marketing letter was sent to all HOAs.

Mr. Martin emphasized that he wants to be on the same page as the Board regarding winter road maintenance before any long-term negotiations begin. The Board commented that the District is not going to take on the County’s responsibility without financial compensation from them. Any negotiations are a waste of everyone’s time if this is not the end result. The Board would like to have a legal opinion on the District’s position.

Sending first quarter cable and internet bills is a top priority. The Board is supportive of hiring an Administrative Assistant and would like to see the job description.

The Board emphasized that all insurance companies involved in the leak at Togwotee need to be contacted so that they can subrogate with each other. The

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pipes in the walls are owned by the HOA. The HOA needs to pay the deductible and whatever their insurance policy does not cover including mold mitigation.

The Board requested that District staff resend request for Togwotee employee housing unit fees.

Chelsey Lange, Public Works Director, reported that a large water leak was identified at an old curb stop in the Powder Lot. This curb stop was believed to be an abandoned and sealed line. She estimates that there are five abandoned curb stops in Center Village and eleven in Lewis Ranch.

Eric Hookanson, Cable & Internet Services, reported that bandwidth is tapped out on our existing system and that no upgrades are available until Vero's system upgrades are installed. Mr. Hookanson is working closely with Vero to familiarize them with the District.

Mr. Martin announced that a Vero representative will attend Board Meetings beginning next month.

**Other
Business**

The Board announced that Copper Mountain's PUD application to modify parking at the resort is a major amendment. The proposed changes include pay parking in the Alpine Lot and allowing parking on Copper Road. The Board does not take a position on the amendment. Board Members will attend the meetings as property owners and will not represent the District.

**Meeting
Schedule**

The next Regular Board Meeting is scheduled for March 31, 2023 at 8:30 a.m.

Adjournment There being no further business to come before the Board, by motion duly made by Director Broughton and seconded by Director Sprinkle, it was unanimously

AGREED to adjourn the Regular Meeting of the Copper Mountain Consolidated Metropolitan District Board of Directors.

Director Malmgren adjourned the Regular Meeting of the Copper Mountain Consolidated Metropolitan District Board of Directors the 24th day of February 2023, at 10:56 a.m.

Respectfully Submitted,

BY: Thomas J. Malmgren

Thomas J. Malmgren
President of the District

ATTEST: David Steele

David Steele
Secretary of the District