



MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS
A regular meeting of the Board of Directors of the Sundance Hills Metropolitan District
was held on January 22, 2024, at 5:30 pm at the Sailfish Room

Attendance

Directors:

Gabe Gelman, President
Jack Campbell, Treasurer
Cindi Gelman, Secretary
Mike Draudt, Vice President, Tennis Facilities
Eli Gurock, Vice President, Buildings & Grounds

Other attendees:

Rebecca Hite – HOA Board President and USTA Liaison
Terry Wong – Tennis Committee member
Catherine Winter – Tennis Committee member, Resident
Suzy Vaughn – Resident
Dawn Schilling, Schilling and Company Inc., District Accountant
JC Chambers – MPM Recreation
Sarah Shepherd – Circuit Rider of Colorado, District Management
Sujata Trehan – Circuit Rider of Colorado, District Management

**Call to
Order/Agenda/
Conflicts of
interest:**

Director Gabe Gelman called the meeting to order at 5:30pm and declared a quorum with all 5 Board members present.

The Agenda was approved as presented by acclamation.
Director Gabe Gelman disclosed that he is on the Sundance Sailfish Swim Team Board.

**Public
Comment:**

Terry Wong gave the Board an update on the newly formed Tennis Committee. A total of 10 members are on the committee, which has now formed 3 sub-committees.

Rebecca Hite gave the board an update on the USTA. Registration for team members to be available via CivicRec on February 1st or before, if possible. The committee is considering allowing the co-captain OR captain to be the SHMD resident, currently the captain has to be a SHMD member/resident. Catherine Winters gave the Board an update on the Tennis Socials and Drills. The committee would like to publish a schedule and allow people to sign up for tennis drills and socials.

The Board directed Management to meet with Scott Fong to review how the CivicRec part of this will be set up and managed in terms of time and responsibilities and cost.

Director Cindi Gelman noted that Scott should coordinate with swim team so that there are fewer conflicts between JTT tennis and swim team events.

Administrative matters:

Request for pool membership donation

The Board has reviewed the request. As a District a donate cannot be made. Management to contact legal counsel for a form/template response.

Legal items:

Discuss and ratify the Aquawolves Contract Amendment, January 2024-December 2025

Consider approval of Auditor for 2024 and confirm SF Tennis Contract approval for Tennis Pro services 2024

The Board discussed the contract for Auditor services and the SF Tennis contractor for 2024.

Upon motion by Director Gabe Gelman, and seconded by Director Cindi Gelman, the Board voted 5-0 to ratify the SF Tennis contract for Tennis Pro services in 2024; to approve the Auditor contract for 2024; and ratify the Aquawolves Contract amendment.

Buildings and Grounds:

Swimming pool updates: Consider approval for thermal pool cover order, heater repair

The Board discussed the thermal pool cover. The cover is warrantied for 7 years. The order will take approximately 3-4 weeks to arrive. The District will consider ordering the cover after the heater repair issues are resolved.

The Board discussed pool heater repairs. The Boards asked that legal counsel write a letter to the manufacturer to address the heater issue. Discussion followed.

Working Session:

Pool membership and rental rates, membership types, pool schedule, special member entitlements and promotions to increase memberships. Several ideas were discussed including a ‘Cabana membership’ – which would allow access to the cabana and playground as well as an AM/PM pool membership for an individual. Discussion followed, with no final membership plans at this time.

Adjournment:

The meeting was adjourned at 8:02 p.m. by acclamation.

The next meeting is scheduled for February 26, 2024, at 5:30p.m. via Zoom.



Secretary for meeting