

MINUTES OF THE ORIENTATION MEETING OF THE
RESIDENTIAL IMPROVEMENT GUIDELINES COMMITTEE
OF

INSPIRATION METROPOLITAN DISTRICT

Held: Thursday, March 20, 2019, at 5:30 p.m. at
Tallyn's Reach Library, Aurora, CO

Attendance

The special meeting of the Residential Improvement Guidelines Committee was called and held as shown above and in accordance with the applicable statutes of the State of Colorado. The following members, having been approved by the Board of Directors to serve on the Committee, were in attendance:

Chris Bolz
Jerry Cropsey (Chair)
Scott Edwards
Vail Hanlon
Ling Ly
Bradley Nerger
Mary Noonan
Brenda Skoglund
Jerry Stoffel
Holly Svetz (Board Liaison)

Scott Edwards and Bradley Nerger were absent.

Also present were: Kaylin Hicks, CCMC District Manager.

Call to Order

It was noted by Chair Cropsey that a quorum of the Committee was present, and the meeting was called to order.

Priorities

The Committee members discussed their priorities in the review, revision, and enforcement of the Declaration and Guidelines. Those items deemed highest in priority are:

Parking
Fencing
Lighting
Gazebos/pergolas/other structures
Statues/Fountains
Xeriscaping

Pets
Alternate energy devices
Artificial Turf
Satellite dishes
Firepits/Chimeneas
Property line limits on landscaping
Driveway and pavement guidelines
Snow removal
Trash bins

Architectural Review Requests

Ms. Hicks had prepared folders of recent Architectural Review Requests identified as Green (easy), Yellow (some complexity), and Red (uncertainty regarding acceptance). The Committee reviewed each Request and provided advice to Ms. Hicks regarding its acceptance, acceptance with conditions, or denial and the degree of review the Committee and Board should undertake.

Revised documents

The Committee unanimously agreed to recommend the Board approve the Resolution Regarding Policies, Procedures, and Penalties for the Enforcement of the Governing Documents as revised by counsel.

The Committee unanimously agreed to recommend the Board approve the Architectural Review Form as revised by counsel.

Proposed Next Steps

The Committee determined that resident education regarding their obligations in the Declaration and Guidelines is a priority. The Committee recommends that each District update will now include a "Did you know?" short discussion of one element of the restrictions.

Each Committee member agreed to personally help spread the word regarding the procedures and restrictions.

The Committee agreed that the Declarations and Guidelines have inconsistent, vague, and confusing language and each Committee member agreed to endeavor to provide proposed revised language for high priority issues in the Guidelines before the next Committee meeting.

Adjournment

There being no further business before the Committee, the Committee determined to adjourn the meeting.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.