

MINUTES OF THE MEETING OF THE RESIDENTIAL
IMPROVEMENT GUIDELINES COMMITTEE OF
INSPIRATION METROPOLITAN DISTRICT
Held: Wednesday, July 19, 2023, at 5:30 p.m. via
videoconference

Attendance

The regular 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:

Joyce Adams
Chris Bolz
Steve Powers
Allen Schubert (Chair)
Maurice Smith (Board Liaison)
Courtney Thomas (Vice Chair)
Glen Templin
Jared Berge

Absent were Terry Nguyen, Charles Wagner and Ken Zarnowiec. Also present were Sharon Sulzle, Dara Watson, Meghan Hutchins, and Wendy Koenig of AMI, Kate Innes of Public Alliance and residents Tracy Nichols, Marty Brierly and Jeff Tellock.

Call to Order

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

Agenda Approved

The Agenda was reviewed and unanimously approved.

June Minutes

The June minutes were reviewed and unanimously approved.

Public Comment

Marty Brierly expressed her concern about the potential loopholes that homeowners exploit to park their RVs and trailers for longer than the intended period.

Tracy Nichols brought attention to a meeting held by the City on the ongoing issues with drainage.

Board Report

Chair Schubert gave a review of the Board meeting. The Board approved the revisions to the Guidelines. Ken Zarnowiec was approved as the new RIGC member.

Compliance Report

Ms. Sulzle presented the compliance and design request report.

Services Center

Mr. Bolz shared that the District continues to discuss the proposed Center with the City of Aurora.

Proposed Guideline Changes

Mr. Schubert discussed two proposed changes to the Guidelines. (1) The Colorado Legislature directed Metro Districts and HOAs to allow vegetable gardens in the front yard. Mr. Schubert proposed changing the language in the existing vegetable and flower garden section to reflect these changes. Committee members will provide comments on the proposal, and this will be discussed at the August Meeting. (2) A new section in the guidelines on Nuisances, to include deer repellent devices.

Builder Installed Rear Yards

Ms. Sulzle reported that the IMD Counsel has opined that it is possible to enforce the guidelines for rear yards installed by the builder that are in noncompliance with the guidelines.

Upholding Community Standards

Courtney Thomas brought up concerns that various homeowners have discussed with her about whether it is possible for the Developer to be held to the same standards (e.g., comply with the guidelines) as community residents. This matter will be referred to the IMD Board.

Committee Get-Together

There was a discussion of a future, in-person committee get-together in the next month or two.

Adjournment

There being no further business before the Committee, the Committee determined to adjourn the meeting at 6:31 pm.

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

Secretary Allen L. Schubert
Allen L. Schubert (Oct 11, 2023 18:44 MDT)







2023-07-19 RIC Minutes

Final Audit Report

2023-10-12

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