

Master Community Association



Q3 Executive Board Meeting

Wednesday, August 15, 2018 | 12:00 – 1:30 pm.

Stapleton MCA Community Room

7350 E. 29th Ave., Suite 300

Denver, CO 80238

ATTENDANCE

Executive Board & Delegates

Dana Elkind - President
Tim Hampton – Vice President
Christie Spilsted (District 4)
Gary Smy (District 6)
Eric Wood (District 9)

MCA Staff

Keven Burnett (Executive Director)
Jenifer Graham (Admin Director)
Diane Deeter (Program & Events Director)
Paula Deorio (Aquatic Director)

NOT PRESENT

Brian Fennelly – Secretary/Treasurer
Josh Nicholas – Director
Forest Hancock - Director
Andrew Bartlett (District 5)
Lee Ferguson – (District 7)
Amanda Dorotik (District 8)
Yuri Tavbin (District 10)

I. CALL TO ORDER

Dana Elkind (President) called the meeting to order

II. APPROVAL OF MINUTES

May 16, 2018 meeting minutes were attached.

❖ M/S/C~ (/)

Motion to approve: minutes as presented.

III. FINANCIAL REPORT

The Executive Director presented financials

Statement of Activity January through March 2018

• Income (4000 series)	\$4,088,579	vs.	Budget \$3,791,481	+\$297,098
• Expense (5000 series)	\$3,386,276	vs.	Budget \$3,444,369	-\$58,093
• Net Ordinary Income	\$702,303	vs.	Budget \$347,112	+\$355,191
• Reserve/Improvement	\$440,737	vs.	Budget \$395,998	+\$44,739

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Revenue & Expense Highlights

- **Audit Report** – Audit completed through December 31, 2017.
 - Things are looking very good and the controls in place are adequate and functioning properly.
 - When a transition occurs, state law requires that a transition audit be completed. Auditor will be issuing a separate letter stating that audits were completed from 2002 – today, which will meet the state requirements.
 - Declarant assessments are being appropriately billed and paid.
 - Annual tax return (Form 990) will be filed (non-profit tax return for 501(c)(4) organization). Our organization is not organized for profit and operates exclusively for public welfare.
 - Financial statement is a draft, the final audit report will be sent out electronically for board approval.

Balance Sheet (as of March 31, 2018 vs March 31, 2017)

• Current Assets	\$2,660,763.94	vs.	\$1,787,080.44	+\$879,683.50
○ Operating Funds	\$1,048,942.99	vs.	\$378,060.87	+\$670,882.12
○ Reserve Funds	\$875,957.30	vs.	\$820,359.75	+\$55,597.55
○ Community Fee Fund	\$199,629.27	vs.	\$162,132.24	+\$37,497.03
• Accounts Receivable	\$428,166.37	vs.	\$466,555.09	-\$38,388.72
• Accounts Payable	\$474,593.27	vs.	\$301,424.36	+\$173,168.91
• Total Assets	\$4,226,787.20	vs.	\$3,342,988.43	+26.4%
• Total Liabilities	\$739,525.27	vs.	\$532,805.49	+38.8%
• Total Equity	\$3,487,261.93	vs.	\$2,810,182.94	+24.1%
• Total L&E	\$4,226,787.20	vs.	\$3,342,988.43	+26.4%

❖ M/S/C ~ (/)

Motion to approve: Financial Report

Summary of Discussion: N/A

IV. OPEN MEMBER FORUM

- Community Update
- Developer Update
 - Forest City has sold to Brookfield.
 - Filing 49 is progressing steadily, parks are not yet in our control.
 - We just took control of Wicker Park in Filing 47.
 - Ground has broken on the 350 apartments north of I-70 by Runway 35 Pool.
 - Central Park Boulevard bridge expansion is nearing completion.
 - Swamp at Sandhills is part of the storm water retention plan. Water is collected from streets, keeps neighborhoods from flooding.

V. GOVERNANCE

- **Board Seats**
 - President's seat up for re-election. Voting will take place at our November board meeting (11/21). Nominations will have to be submitted at the November delegate meeting (11/14).
 - Nominations are open for CIF (Community Assessment Fund) seat on board.

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Design Review

- ❖ M/S/C ~ (/)
- Motion to approve:

VI. MANAGEMENT REPORT

Aquatics

- **Swim Teams** – Metro league took 2nd place at state competition. Dive team took 2nd place at state competition. Synchro team took 1st place, in the novice division, at state competition.
- **Pools** – 18 days left in the 2018 season. Back to school pool schedule has been implemented as a good portion of our staff head back to school. Weekday schedules are altered but weekends remain scheduled as normal.
- **Extended Season** – Runway and Aviator will remain open on weekends only for two additional weeks following Labor Day.
- **Numbers** – Pools have seen as many as 3,500 visitors in a single day this season. We anticipate that we will have 150,000 visits to the pool in our 100-day season. Trends show that more adults than kids visit our facilities on the weekends and more kids than adults on weekdays. Aviator and Maverick bring in the largest number of visitors.
- **Dog Daze** – Always the first weekend after Labor Day (Sep. 8th) at F-15.

Programming

- **Concerts** – Denver Municipal Jazz Band on Thursday, August 16th at Conservatory Green. Hazel Miller Band on Saturday, August 18th at Founders Green.
- **Wine Tastings** – Last wine tasting of the summer on Friday, August 17th.
- **Movies** – Final Movie on The Green will be Friday, August 24th, we will be screening Disney Pixar's *Coco*.
- **Kids Tri** – Stapleton Kids Triathlon will be held at Jet Stream Pool on Sunday, August 26th.
- **Event Calendar** – Fall and Winter event calendar was released. Will also be printed in Front Porch.
- **Fall Film Series** – Friday movies at The Cube through the month of October. Dr. Vincent Piturro will lead a discussion following each screening.
- **Denver Film Festival** – The Cube is in the running as a possible location for the Denver Film Festival.

Parks & Facilities

- **Bat Boxes** – Bat boxes would have to be installed by Denver Parks and Rec within any city park.
- **Larvicide** – 5.7 acres treated, including sites around Bluff Lake and Westerly Creek.
- **Mosquitos** – No cases of West Nile virus reported in May, June or July in Colorado. We cannot spray for mosquitos in the City and County of Denver.

Administration

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VII. UPCOMING MEETING SCHEDULE

September 19, 2018 | Delegate Meeting | 12:00 pm | 7350 E 29th Ave, Suite 300
October 17, 2018 | Delegate Meeting | 12:00 pm | 7350 E 29th Ave, Suite 300
November 14, 2018 | Annual Members Meeting | 6:30 pm | 8371 E Northfield Blvd.
November 21, 2018 | Executive Board | 12:00 pm | TBD