

CAC Newsletter: September 2021

Greetings FV Residents

Taking a moment of editorial privilege; the recently elected members of The Fairway Villas CAC (“Community Advisory Committee”) have deemed it important and appropriate to resurrect the CAC Newsletter.

Our primary goal is to better represent the residents of Fairway Villas Community by providing accurate, timely, and transparent information.

In addition, we hope to generate greater interest and participation in our resident community to everyone’s mutual benefit.

That having been said, residents for whom we have a current email address can expect to receive this monthly communication from CAC reporting on significant matters that were recently discussed and a summary of the minutes of the most recent monthly Resident Zoom Meeting.

Rising like a Phoenix, here is the revived CAC Newsletter summarizing the minutes of the Resident Zoom Meeting of Sept 11, 2021, which began at 10:05 am (after last minute technology issues)

The CAC members in attendance were:

Al Morie, Richard Gaito, Murray Hawthorne, Scott Farron and Anthony Mattie.

Newly elected members Amani Ali and Bruce Shibles were not able to attend.

Agenda:

1-The usual and customary monthly report of YMCA activities was not available as Alex is on vacation till September 20th. The Clubhouse newsletter emails he recently sent (prior to his departure) will detail recent Clubhouse/Lodge events and activities.

2-CAC introductions and areas of responsibility for the upcoming year are:

Al Morie (of FV1) – President & Chair, and CAC rep to the FMS

Scott Farron (of FV2) – Communications and BIS

Richard Gaito (of FV2) – BIS, and TCMD RFP Task Force

Bruce Shibles (of FV2) – Recorder

Murray Hawthorne (of FV1)

Amani Ali (of FV2) – CAC rep to FMS

Anthony Mattie (of FV2) – Communications and BIS

3-Community and CAC meeting schedules for the upcoming CAC year (Sept 2021 to August 2022)

CAC public community meetings will be held on the 1st Saturday following the 1st Monday at the Clubhouse Multipurpose Room and on Zoom at 10:00 am.

CAC committee meetings will be held on two Mondays of the Month in the evening, changed from Wednesday afternoons

4-RFP process update

Community RFP Task Force task force team members were Al Morie, Bill Schmidt, Jeff Shelton, and Richard Gaito from Fairway Villas and TCMD Board representative Jim Hayes. The Task Force was facilitated in its mission by support from Oakwood's staff.

Since July, the team has conducted multiple meetings in the endeavor to solicit interest, select and evaluate bidders, and to make a recommendation to TCMD for the choice of Subdistrict Manager and Facilities Maintenance Manger for FV1 and FV2 properties and grounds including Bungalow landscape maintenance and snow removal service.

The quality of services was prioritized over total cost. The Task Force has recommended the selection of the YMCA for both the Subdistrict Manager and the Facilities Maintenance Manager roles.

The final decision and award of the contract is the responsibility of the TCMD Board which is expected to occur during the yet to be determined special meeting later in September or early October.

The Task Force did note that the YMCA offered that if they were awarded both roles, they could leverage the implicit internal synergies derived from the award of both contracts, combined with the Programming Services they are currently providing and reduce their proposed fee. The YMCA's offer of a proposed fee reduction, and conversations regarding additional fee adjustments are ongoing. At the conclusion of the budgeting process (see below) the YMCA's final fees will be determined.

It is estimated that the transition period from Timberline and Foothills to the new Subdistrict Manager and Facilities Maintenance Manger will take 30 days, during which time some overlap of costs will occur creating a brief period of higher costs.

5-Budget Process for 2022

The Budget process for 2022 has begun. Representatives from FV1, FV2, and Ebert's Board met with Town Center Metro District on Friday, 9/10/2021 to start the budgeting process. The CAC Chairman's budget recommendations have been adopted by TCMD's accounting firm which will help the two subdistricts have markedly improved ability to see and know where our tax dollars are being spent.

Additional meetings will occur between now and December 10, 2021 when the final budget is required to be approved by the Board and submitted to the City and County of Denver by December 15, 2021.

6- “Reserve” resident invites

A recent practice of inviting residents of “The Reserve” to FV events has been eliminated. Here is a brief history of the issue; The YMCA was asked by Oakwood Homes to invite residents from “The Reserve” to join in the FV’s July monthly New Homeowners’ Welcome event, held at the Clubhouse. After that, the YMCA invited, via the FV and Reserve Lifestyle Directors, “The Reserve” residents to participate in a Friday Food Truck event, at which several Reserve residents were observed entering the Clubhouse and participating in the back patio activities. Upon observing “The Reserve” persons habiting the Clubhouse without regard for the Guest Policy, FV residents elevated the issue to the YMCA and CAC. A misunderstanding between the YMCA and Oakwood Homes has been cleared up with the YMCA informing the Lifestyle Director of the Reserve of the misunderstanding and to notify residents of “The Reserve” that they are not to habit Fairway Villa’s events or facilities.

7- “Permitted Residence” issue mitigation

Recent observations and reports by residents noticing persons on premises whose “age” suggested they are not permitted to be on site has resulted in the YMCA having been asked to “brief” the persons whom they vet as “permitted residents” of the following. In accordance with the Covenants, such “permitted residents” should expect to be questioned by Residents. In response to said challenges, the “permitted residents’ should respond to the Resident’s challenge by showing their door fob, provide their address, name, and the name of the resident taxpayer with whom they are associated.

8-Ebert representative to TCMD

On July 27th the Ebert Board selected Bill Schmidt as Ebert's designee to serve on the TCMD Board in accordance with the TCMD's Resolution. TCMD has stated that the action to appoint Mr. Schmidt to their Board is "with the lawyers". Unofficial conversations with a TCMD Board member suggested that the action to approve Bill will occur on or before TCMD's next regular board meeting in October.

9-Telephone / internet / Cable TV Changes results in service upgrades and monetary savings.

The FMS has been working on this messy and complicated issue well over a year. Only recently has Timberline ceded the privilege to restructure the Telecomm services for the Lodge and Clubhouse to the FMS and YMCA. The FMS conducted a substantial detailed analysis and determined the best cost and service combination would be to consolidate ALL telecom requirements into one service provider....Comcast. The monthly savings, once implemented, will average \$500 to \$600 per month. This annual savings of \$6,000 to \$7,200 will be reflected in the combined FV 1 and 2 combined budget. Net benefits include greater bandwidth (i.e., Increased internet capacity), improved WIFI coverage on premises, elimination of redundant services, elimination of paid for but unused telephone numbers, charges for long distance services and standardizing Cable TV Plans for the Clubhouse and the Lodge.

10-Construction repair schedule for Clubhouse building

The repairs which began in early September are scheduled to be completed as follows: interior areas will hopefully occur by Sept. 17th to allow for reopening of the bathroom to full functionality. Due to the availability of materials necessary to match exterior décor, completion of the exterior repairs is as late as September 30th.

Update: Some of the tile for the shower has been delayed. Expected arrival in shortly after Wednesday the 22nd. This will be pushing out the interior completion date until probably close to the end of the month. In the meantime, the Contractor has been requested to make the Women's room available for use during those days when they are not working in the room, and during evening and weekend hours. They will be responsible for putting the "Unisex" usage signs for the Men's room on the doors when they have arrived in the building to begin working on the project, and removing them when they are done for the day.

11-CAC suggestion box at the Lodge

The CAC is placing a "Suggestion/Comment Box at the Lodge so we will have one in each facility. Residents are welcome to hand write suggestions / comments and place them in either of these boxes. Other ways to communicate with the CAC is in person with CAC committee members, using the message feature on the FV website, and by email to any CAC member. Issues which are brought to the attention of the YMCA will be shared with the CAC Chair.

12-CAC Newsletter

As stated in the introducing editorial, following the monthly community meeting, a CAC Newsletter (this being the first) will be sent to the resident email addresses on file. The CAC Communication Representative(s) are responsible for this distribution which is intended to include information residents would not find in the FV Lifestyle Director's weekly newsletter. If you know of a neighbor that is not receiving these Newsletters and want to, have them contact CAC via the website message tab and we will gladly add them

13-Pool closing

The CAC has recommended that the closure of the pool (weather permitting) be delayed until on, or about, September 26th.

14-Miscellaneous

Lastly the CAC Chair read the Chat comments and questions and answered a variety of audience questions including greenspace wildflower pilot program in FV2; the continuing saga of trees dying, tree selection, tree planting / replacement, the total annual cost regarding trees; solar powered lighting for the FV2 entryway monument; Clubhouse pool-house overhead door replacement; solar power for the Clubhouse and the Lodge.

The meeting adjourned at approximately 11:20 am