

**MINUTES OF THE BOARD OF DIRECTORS MEETING
PARACHUTE/BATTLEMENT MESA PARK AND RECREATION DISTRICT**

Monday, April 20, 2026, 5:30 p.m.

*Grand Valley Recreation Center, 398 Arroyo Drive
Battlement Mesa, CO 81635*

ATTENDEES:

Directors Present: Amber Palcer, President
Wendell Goad, Vice President
Anne Kellerby, Asst. Vice President
Shandice Churchill, Secretary
Vincent Tomasulo, Treasurer

Others Present: Doug Choate, District Manager
Mary Ochs, Director: Head Golf Pro
Steve Matzl, Director: Rec. Ctr. and Programs
Rachel Miles, Director: Food and Beverage
Ken Overmyer, Director: Parks and Trails
Diane Schneider, Executive Assistant

Public Present: See Sign in Sheet.

ADMINISTRATIVE MATTERS:

Attendance and Agenda: The meeting was called to order by President Palcer at 5:41 p.m., a quorum was noted. Treasurer Tomasulo made a motion to approve the agenda presented for April 20, 2026. V.P. Goad seconded the motion, which was approved unanimously. Asst. V.P. Kellerby made a motion to approve March 16, 2026, Minutes, Secretary Churchill supported the motion, and the minutes were approved by everyone without opposition.

Public Comment: None

FINANCIAL MATTERS: – Consent Agenda

Finance Manager's Report
Accept Payment of Claims/Accounts Payable
Accept the unaudited financial statements for the period ending March 31, 2026.
Treasurer Tomasulo made a motion to approve the Consent Agenda. The motion was seconded by Secretary Churchill and received unanimous approval.

The District Manager had the bank statements and reconciliations for the bank accounts available for review.

CURRENT BUSINESS:

NetSuite Update: Finance Director Frye provided an update to the Board regarding the transition from QuickBooks to NetSuite. She outlined recurring file integrity issues requiring frequent rebuilds, resulting in significant system downtime while files are being repaired. Director Frye confirmed with the Board that payroll processing will continue to be handled using QuickBooks through the end of 2026, as she continues to research other available options.

Annual Workshop Discussion: Manager Choate guided the discussion on the need to hold the Annual Workshop for 2026. It was decided that the workshop will be held on Friday, May 22, 2026, from 9:00 a.m. to 12:00 p.m., with lunch provided.

Dog Agility Park: Manager Choate led a discussion regarding the proposed Dog Agility Park, noting that the FMLD grant was not awarded. Treasurer Tomasulo stated that funds are available within the Conservation Trust Fund to proceed with the project. Vice President Goad made a motion to proceed with the Dog Agility Park, using Conservation Trust Funds, pending verification with District 16 regarding approval of the proposed land use. Treasurer Tomasulo seconded the motion, and it was unanimously approved.

OPERATIONS – DIRECTORS’ REPORTS:

Golf Course: Director Ochs reported March was a strong month for the golf course, with over 700 additional rounds played, reflecting a significant increase in activity. Public play once again accounted for the most rounds, narrowly exceeding Gold Member play. Overall utilization across all price classes was very strong. Membership sales also showed positive momentum. A total of 58 memberships were sold in March, bringing the year-to-date total to 107, compared to 99 at the same point last year. The RHS Football event was highly successful. This marked the group’s first year hosting the event on the course, and feedback was very positive. A total of 87 players participated, and sufficient tee time availability remained later in the day. The Ice Breaker Tournament scheduled for April 25, is fully booked with just under 20 participants. The next major event is scheduled for May 16. Additionally, the golf course experienced one of its strongest single days of operation earlier this week, with 176 rounds played. The recent acquisition of six new carts proved essential, as carts were turned nearly three full times to accommodate demand.

Golf Maintenance: Manager Choate reported Callahan’s Restaurant signage has been installed on the pro shop building, and Callahan’s branding has also been added to the refrigerated storage unit. The cracked secondary containment tank for the diesel fuel system has been replaced, restoring proper spill containment and collection during refueling operations. A contract has been drawn up with CNC Construction to complete the previously discussed cart path replacements. Installation of the new pipeline section near the river, including the flow meter, is complete; however, the meter is not yet fully operational, and an electrician will be scheduled to finalize the electrical work. Western Slope Shading Solutions has been contracted to install 20 manual retractable shade units for the Event Center and back patio areas. These solar screen shades retract into cassette housings, operate on sidetracks with bottom bars, are rated for winds up to 70 mph, and are expected to have an extended service life due to limited exposure when not in use. The Center is nearing completion, with the roof installed; remaining work includes the concrete access path and shade installation, with substantial completion anticipated within the next 7–10 days, and efforts are underway to have shades installed prior to the Kiwanis event. Most of the noxious weeds referenced are not located on the golf course itself but are found primarily in out-of-play areas on the property. These areas present treatment challenges, as they must be addressed using backpack application methods rather than standard equipment due to rough terrain, rocks, and limited access.

Callahan’s: Director Miles reported operations were expanded to include Monday and Tuesday evenings; however, traffic on those days has remained limited, and they are currently evaluating labor levels and potential adjustments to service hours, including a

possible grab-and-go model to better align with demand. Staff have adapted well to fluctuating volume, particularly during peak periods with sudden increases in activity. The recent tournament weekend was highly successful, with strong team performance and continued confirmation of the beer cart's value, generating over \$1,000 per day during events. Looking ahead, anticipation is building for the Event Center opening, which is expected to significantly increase activity. Large tournaments will continue to receive scheduling priority, while smaller events may be accommodated concurrently when feasible, ensuring the golf course remains the primary focus. Operational efforts during April focused on driving traffic, managing labor, and preparing for peak season. Friday promotions proved highly successful, with Martini Fridays consistently well attended, leading to continued themed beverage offerings such as spritzers in April and margaritas planned for May. Monday and Tuesday traffic remains limited despite targeted discounts, and management is evaluating creative promotions while closely monitoring labor to balance cost control with employee retention and service standards. In-restaurant digital displays have been enhanced to improve communication of specials and events, with positive guest engagement. Small labor percentage adjustments are being evaluated to modestly improve margins without disrupting golfer service, and inventory has been proactively stocked to ensure operational readiness as seasonal volume increases. One of the more challenging issues remains how to maintain operations sustainably throughout the winter months, as the winter season remains difficult.

Recreation Center and Programs: Director Matzl reported in March, member usage continued to trend positively compared to last year, with member participation remaining strong despite a slight decline in overall attendance. Member check-ins are closely tracked to monitor engagement. Spring soccer programming has begun for all age groups with solid participation, alongside increased baseball activity, resulting in shared use of the softball outfield and upper grass areas for youth programs. The spring egg hunt was well attended, though adjustments are planned to improve flow and distribution, including potential coordination of a post-event brunch in future years. Soccer field capacity is currently at maximum, with two fields fully utilized across multiple evenings due to daylight limitations. Treasurer Tomasulo expressed interest in engaging with the school district regarding potential facility sharing to support continued growth and shared-use opportunities. Youth programs and facility planning continued to advance during this period, with strong growth in spring soccer participation supported by coordinated marketing through digital signage, social media, the Recreation Center newsletter, on-site banners, and school partnerships. Baseball and soccer programming are fully utilizing available space, and school partnerships are expanding through summer camps and end-of-year field trips. Facility planning milestones were reached with completion of a LiDAR scan, 3D structural modeling, and an evaluation of outside air intake capacity to support wildfire smoke mitigation, providing a foundation for future upgrades. Exterior improvements and delivery of new fitness equipment are underway. Although FMLD grant funding was not awarded for the Hot Tub replacement, it was earmarked as a capital project; the project remains fully budgeted, has completed the RFP process, and is nearing contract execution. The Board recommended proceeding as planned to maintain momentum and address identified facility needs.

Parks and Trails: Director Overmyer reported Mountain West Contracting was selected for the Battlement Pkwy Trail project and will finalize the contract, work is expected to begin shortly. The project must be completed by October 9 to meet grant requirements. Reimbursement has been received for the completed shade structure at Sunset Park. Staff attended the CPR Trade Show in Denver, participating in sessions on open space and habitat

development as well as playground inspection and maintenance, and gathered information on drought-tolerant plant materials suitable for long-term sustainability. A replacement water slide for Community Park has been delivered and is scheduled for installation within the next few weeks. Upgrades to the ballfield irrigation controller are nearing completion, with electrical work finished and final programming scheduled. New storage units have been delivered to the ballfields, and removal of older storage sheds is planned later this year. Staff also participated in active-shooter training hosted at the Recreation Center. A vandalism incident occurred at a Community Park restroom last week, damaging a window; an estimate for repairs has been obtained, and the incident has been documented. Planning efforts continue for Sunset Park, with a design workshop scheduled and a community focus group planned for May 12 to gather public input, including engagement with youth participants. Coordination is also underway with regional partners on trail planning and potential collaboration on arena maintenance services, with details to be finalized. Early informal observations indicate limited but positive use of the new Sunset Park shade structure, though no formal public feedback has been received to date.

MANAGER'S REPORT:

District Manager Choate announced the boundary line adjustment application remains in process with the Town. All requested revisions have been completed and resubmitted, and the staff is awaiting final approval. The Town indicated last week that they anticipated completing their review by the end of the week, with approval expected shortly. The District held its first Safety Committee meeting in coordination with Charla, with plans to continue holding meetings quarterly as part of the formal safety program. This effort is being supported by guidance from CSD to strengthen compliance, maintain eligibility for insurance discounts, and promote staff safety. IT system upgrades are progressing; however, final installation is pending additional work by Comcast. While the Recreation Center is ready for the upgraded service, Comcast must replace damaged conduit and wiring between the street and the clubhouse, which may slightly extend the completion timeline. Updates will be provided to the FMLD Board on the trail project, with the primary changes being a reduced trail length and an adjusted construction scope. Additional excavation and road base are required to meet updated engineering specifications, and a safety railing will be installed around an existing culvert beneath the roadway. These changes are not expected to impact the overall project budget, and preliminary discussions with FMLD leadership indicate no concerns. SDA regional workshops will be held in Vail on June 17 and in Clifton on June 18. These workshops are especially beneficial for newer board members and provide valuable legislative and operational updates relevant to special districts. Asst. V.P. Kellerby, Treasurer Tomasulo, and Director Frye will participate in the SDA workshop in Clifton on June 18. Choate attended the SIPA Workshop on April 15th. The focus being AI, the impact, and plans to govern it. An example, CORA requests; it was noted that AI-generated requests are increasingly being submitted simultaneously to multiple municipalities, often with broad and nonspecific language, making them time-intensive to process. In larger jurisdictions, this volume is already significant. The discussion highlighted the possibility that future responses to such requests may also rely on AI-assisted tools; however, the long-term implications remain unclear, given how new this issue is. The presentation provided valuable insight into a rapidly evolving area of public records compliance

NEW BUSINESS:

EXECUTIVE SESSION: 24-6-402(4)(f), C.R.S. District Manager V.P. Goad made a Motion 6:28pm to move into Executive Session 24-6-402(4)(f) C.R.S. District Manager. Asst. V.P. Kellerby seconded the Motion; the Motion was unanimously approved. V.P. Goad made a

Motion at 8:30 pm to end the Executive Session 24-6-402(4)(f) C.R.S. District Manager and return to the Board Meeting. Asst. Kellery seconded the Motion; the Motion was unanimously approved.

PUBLIC COMMENTS N/A

ADJOURNMENT:

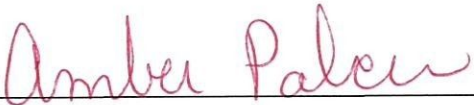
There being no further business to come before the Board at this time, President Palcer adjourned the meeting at 8:31 p.m.

The next Regular Meeting is scheduled for Monday, May 18, 2026, at 5:30 p.m. at the Grand Valley Recreation Center, 398 Arroyo, Battlement Mesa, Colorado.

Respectfully submitted by Diane Schneider, Executive Assistant

THESE MINUTES APPROVED AS THE OFFICIAL FEBRUARY 16, 2026, MINUTES OF PARACHUTE BATTLEMENT MESA PARK AND RECREATION DISTRICT BY THE BOARD OF DIRECTORS.

Noted (Signed copy in possession of the District Manager)




Amber Palcer, President



Shandice Churchill, Secretary

Wendell Goad, Vice President



Vincent Tomasulo, Treasurer



Anne Kellerby, Asst. Vice President