

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
LAKE OF THE ROCKIES METROPOLITAN DISTRICT
(THE “**DISTRICT**”)
HELD
SEPTEMBER 7, 2023

A special meeting of the Board of Directors of the Lake of the Rockies Metropolitan District (referred to hereafter as the “**Board**”) was convened on Thursday, September 7, 2023, at 6:00 p.m. This District Board meeting was held virtually via Microsoft Teams. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Eddie Jones, President
Tia Mayer, Secretary
Dale Huffman, Treasurer
Jen Adams, Assistant Secretary

The absence of Director Williams was excused.

Also, In Attendance Were:

Krista Baptist and Mallorie Hansen (for a portion of the meeting);
CliftonLarsonAllen LLP (“CLA”)
Suzanne Meintzer, Esq.; McGeady Becher P.C.

ADMINISTRATIVE MATTERS

The Board called the meeting to order.

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty of the Board of Directors to the Secretary of State. The members of the Board were requested to disclose any potential conflicts of interest regarding any matters scheduled for discussion at this meeting. Attorney Meintzer noted that because the Board members are residents, no conflicts of interest were filed with the Secretary of State in advance of the meeting, and no additional conflicts were disclosed at the meeting.

Agenda, Location of Meeting, and Meeting Notices: A quorum of the Board was confirmed. Upon a motion duly made by Director Jones, seconded by Director Huffman and, upon vote, unanimously carried, the Board excused the absence of Director Williams. The Board noted the meeting was noticed on the website as required.

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Following review, upon a motion duly made by Director Jones, seconded by Director Huffman and, upon vote, unanimously carried, the Board approved the agenda.

Public Comment: None.

MANAGER MATTERS

Proposal from BrightView Landscape Services, Inc. for replacement of edging, convert mulch to rock and installation of shrubs in the amount of \$69,717.86: Following discussion, upon a motion duly made by Director Mayer, seconded by Director Adams and, upon vote, unanimously carried, the Board approved the proposal from BrightView Landscape Services, Inc. for replacing edging, converting mulch to rock and installing shrubs in the amount of \$35,000.00 in 2023, and \$35,000.00 in 2024, and authorized legal counsel to draft a Change Order capturing the approved costs and timing changes.

Proposal from BrightView Landscape Services, Inc. for tree trimming of cottonwoods and pines at the front of property, along the frontage road in the amount of \$2,163.48: Following discussion, upon a motion duly made by Director Jones, seconded by Director Mayer and, upon vote, unanimously carried, the Board approved the proposal from BrightView Landscape Services, Inc. for tree trimming of cottonwoods and pines at the front of property, along the frontage road in the amount of \$2,163.48, and authorized legal counsel to draft a Change Order regarding same.

Signage lighting project: Ms. Baptist and Attorney Meintzer provided an update to the Board. Following discussion, Ms. Baptist will complete proposals and provide them to legal for further coordination.

Email and digital communication solutions: Following discussion, the Board determined to defer the matter, and no action was taken.

Dumpster roll off date planning: Following discussion, the Board authorized September 27th and October 2nd as the next dates. Ms. Baptist will schedule with HBS.

COMMITTEE MATTERS

Covenants Committee Introduction: Director Jones and Director Mayer introduced the Covenants Committee and discussed process improvements, next steps, and expectations.

OTHER BUSINESS

None.

