

RECORD OF PROCEEDINGS

MINUTES OF THE SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE PARK MEADOWS METROPOLITAN DISTRICT

Held: Wednesday, May 29, 2024, at 5:00 P.M., at City of Lone Tree Civic Center, Community Room A, 8527 Lone Tree Parkway, Lone Tree, Colorado.

Attendance: A special meeting of the Board of Directors of the Park Meadows Metropolitan District was scheduled in compliance with the laws of the State of Colorado.

The following Directors were in attendance:

Martha Sippel, President
Gary Godden, Vice President
Greg Jewell, Treasurer
Kim Johnson, Assistant Secretary

Also present were:

Tamara K. Seaver; Icenogle Seaver Pogue, P.C.
Matt Urkoski, Shauna D'Amato, and Carrie Beacom;
CliftonLarsonAllen LLP ("CLA")
Mike Crespin; BrightView Landscape Services, Inc.
Taylor Goertz; IMEG
Justin Schmitz; City of Lone Tree

Call to Order/Declaration of Quorum: Director Sippel, noting the presence of a quorum, called to order the special meeting of the Board of Directors of the Park Meadows Metropolitan District at approximately 5:04 P.M.

Directors Matters/Disclosure Matters: Ms. Seaver advised the Board of Directors that pursuant to Colorado law, certain disclosures may be required prior to taking official action at the meeting. The Board of Directors reviewed the agenda for the meeting, following which each director confirmed the contents of written disclosures previously made, if any, stating the fact and summary nature of any matters, as required by Colorado law, to permit official action to be taken at the meeting. Additionally, the Board of Directors determined that the participation of the members present was necessary to obtain a quorum or otherwise enable the Board to act.

Approval of/Additions To/Deletions from the Agenda: No changes. Upon motion duly made by Director Jewell, seconded by Director Sippel, and unanimous vote, the Board excused the absence of Director Murphy.

RECORD OF PROCEEDINGS

Public Comments: None.

Consent Agenda: Director Godden moved that the Board approve the consent agenda comprising minutes of the April 22, 2024 regular meeting, cash position updated May 2024, prior and current claims and director fees. The motion was seconded by Director Sippel and unanimously approved by the Board.

Financial Matters -
March 31, 2024 Unaudited
Financial Statements: Ms. Beacom presented to and reviewed with the Board the March 31, 2024 unaudited financial statements. After review and discussion, upon motion of Director Johnson, second by Director Godden, and unanimous vote, the Board accepted the March 31, 2024 unaudited financial statements, as presented.

Landscape Matters -
Monthly Landscape
Maintenance Report: Mr. Crespin presented the Monthly Landscaping Report to the Board noting that one backflow failed inspection, one backflow was leaking, and one irrigation clock was not working. He further noted that all three were replaced by BrightView.

Completed Work Orders: None.

New Work Orders: Mr. Crespin then reviewed in detail the following work order(s) for Board consideration and the Board discussed various aspects of the same. Following discussion, Director Godden moved that the Board approve the following work orders:

1. Tree Removal Phase 1 in the amount of \$25,660
2. Remove and Replace Sod on NW Corner of Lincoln & Yosemite in the amount of \$2,069;
3. Crooked Stick Cobble Band in the amount of \$1,595.

The motion was seconded by Director Johnson and approved unanimously by the Board.

Director Sippel moved that the Board ratify approval of the following work order:

1. Storm Clean Up in the amount of \$33,940.

The motion was seconded by Director Johnson and ratified unanimously by the Board.

Mr. Crespin then discussed the E-470/Yosemite Bridge site visit

RECORD OF PROCEEDINGS

meeting including Director Sippel, Director Johnson, Justin Schmitz and CLA staff. Director Sippel reported her thoughts regarding landscaping and irrigation repairs or alternatives for Board consideration. It was noted that Mr. Crespin anticipated bringing forth several options for Board consideration during the June Board meeting.

Engineering Matters -
Southgate Water Line(s)
Replacement Update:

Mr. Goertz provided an update to the Board on the Southgate Water Line(s) replacement, noting Yosemite is currently being repaired and that Messrs. Goetz and Schmitz are working on coordinating efforts to complete outstanding punch list items. He also reported regarding road repairs and flagstone repair and mortar color correction.

2024 Median Retuck
Project:

Mr. Goertz then provided an update to the Board on the medians retuck project, noting project bidding has been delayed by the need to define the appropriate scope.

Manager's Matters -
Brick Wall Project:

Mr. Schmitz provided an update to the Board on the coordination of the Brick Wall Project, noting an invitation to bid was submitted and a bid has been received. He further noted that the COLT is working through scope clarifications for firm that the project will be awarded to and that he aims to present updates regarding the same at the June Board meeting. Additionally, Mr. Schmitz reported that the project is currently on budget.

Ms. D'Amato provided an update to the Board on the five-year strategic plan, noting it is now with Directors Sippel and Jewell for review.

Directors' Matters:

Director Jewell requested updates on the City's request with respect to the right of way around Safeway Project. Mr. Crespin reported regarding the uncertain area and scope anticipated. The Board discussed the matter and directed he focus on the corner shown in the maps he provided for consideration of costs and improved aesthetics. Director Jewell further inquired about branding for District maintained areas and permanent signage. The Board discussed the same.

Attorney Matters -
Overlap Consent from
Hawkview Metropolitan
District:

Ms. Seaver presented to and reviewed with the Board the Resolution Consenting to the Organization of the Hawkview Metropolitan District. After review and discussion, upon motion of Director Sippel, second by Director Godden, and unanimous

RECORD OF PROCEEDINGS

vote, the Board approved the Resolution Consenting to the Organization of the Hawkview Metropolitan District.

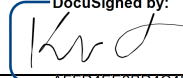
Other Matters:

None.

Adjournment:

There being no further business to come before the Board, Director Sippel adjourned the meeting at 5:54 P.M.

DocuSigned by:



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Secretary

Certificate Of Completion

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 Subject: Complete with DocuSign: PMMD - 2024-05-29 Special Meeting Minutes
 Client Name: PMMD
 Client Number: A519508
 Source Envelope:
 Document Pages: 4
 Certificate Pages: 5
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 Enveloped Stamping: Enabled
 Time Zone: (UTC-06:00) Central Time (US & Canada)

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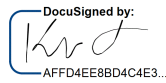
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Signer Events

Kim Johnson
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 Security Level: Email, Account Authentication
 (None)

Signature



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 Signed using mobile

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 (None)



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Electronic Record and Signature Disclosure:
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Records Team
 sdrecordsretention@claconnect.com
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Notary Events	Signature	Timestamp
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Envelope Summary Events	Status	Timestamps
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Completed	Security Checked	7/8/2024 12:40:02 PM

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