

RECORD OF PROCEEDINGS

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

Held: Monday, March 25, 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 regular 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
Michelle Murphy, Secretary
Kim Johnson, Assistant Secretary

Also present were:

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

Call to Order/Declaration of Quorum: Director Sippel, noting the presence of a quorum, called to order the regular meeting of the Board of Directors of the Park Meadows Metropolitan District at approximately 5:05 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.

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- Director Murphy disclosed her interest in personal property within the boundaries of the District and her membership on the Board of the Heritage Estates HOA. This disclosure is associated with approval of items on the agenda that may affect her interests.
- Ms. Seaver advised that written disclosures of these interests were filed with the Secretary of State at least seventy-two hours prior to the meeting.
- Approval of/Additions
To/Deletions from the Agenda: No changes.
- Public Comments: None.
- Consent Agenda: Director Godden moved that the Board approve the consent agenda comprising minutes of the February 26, 2024 regular meeting, cash position updated March 2024, prior and current claims and director fees. The motion was seconded by Director Murphy and unanimously approved by the Board.
- Financial Matters: None.
- Landscape Matters -
Monthly Landscape
Maintenance Report: Mr. Crespin presented the Monthly Landscaping Report to the Board reporting on continued pre-emergent application and clean-up activities which have been delayed by the recent snow. He reported aeration and weed control will commence in early April, as well as Ash Borer spraying. He then turned to the March 14th storm noting there was significant damage to the trees which he and Director Sippel have reviewed and will continue to inventory. Mr. Crespin then reviewed the proposal for a gypsum application and noted that irrigation system testing, prior to watering, will be ongoing over the next few weeks. Additionally, he reported on a proposal for a grub application.
- Completed Work Orders: None.
- New Work Orders: Mr. Crespin then reviewed in detail four (4) proposals for Board consideration and the Board discussed various aspects of the same. Following discussion, Director Sippel moved that the Board approve the following work orders:
1. Top Dress and Turn Mulch in Medians in the amount of \$39,941.00;

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2. Top Dress in Mulch in Tree Rings in the amount of \$18,257.00;
3. Evergreen Gypsum Application in the amount of \$3,000.00;
4. Spring 2024 Grub Application in the amount of \$6,300.00.

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

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

Mr. Goertz provided an update to the Board on the Southgate Water Line(s) replacement noting the silence from the contractor on the remaining punch list items and the District's leverage being through the City's permit.

2024 Median Retuck
Project:

Mr. Goertz provided an update to the Board on the medians, noting he sent the draft procurement documents to Ms. Seaver's office for review.

Manager's Matters -
Brick Wall Project:

Mr. Urkoski provided an update to the Board on the Brick Wall Project reporting on the intergovernmental agreement on the agenda. Councilmember Schmitz reported that the City Council approved the intergovernmental agreement at their last council meeting.

May Meeting Date:

Mr. Urkoski discussed with Board May meeting options for the District given Mayor Millet's event at the same time. Following discussion, the Board requested the May Board meeting be rescheduled for a special meeting on May 29th at 5:00 p.m.

Directors' Matters:

None.

Attorney Matters -
Intergovernmental
Agreement between the City
of Lone Tree and Park
Meadows Metropolitan
District regarding Funding
of the Brick Wall Study
Implementation Plan:

Ms. Seaver presented to and reviewed with the Board the Intergovernmental Agreement between the City of Lone Tree and Park Meadows Metropolitan District regarding Funding of the Brick Wall Study Implementation Plan. After review and discussion, upon motion of Director Sippel, second of Director Johnson, and unanimous vote, the Board approved the Intergovernmental Agreement between the City of Lone Tree and Park Meadows Metropolitan District regarding Funding of the Brick Wall Study Implementation Plan, with the current third

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recital removed and with the cost per panel being clarified in the final Exhibit A to read “Cost per panel unit (inclusive of columns).”

Other Matters:

None.

Adjournment:

There being no further business to come before the Board, Director Sippel adjourned the meeting at 5:33 P.M.

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Secretary

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Michelle Murphy
Michelle-Murphy@comcast.net
Secretary
Security Level: Email, Account Authentication (None)

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Megan Liesmaki mliesmaki@isp-law.com Paralegal Icenogle Seaver Pogue, P.C. Security Level: Email, Account Authentication (None)	COPIED	Sent: 4/23/2024 10:49:39 AM Viewed: 4/23/2024 11:56:53 AM
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