

# RECORD OF PROCEEDINGS

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

Held: Tuesday, November 17, 2020 at 2:30 P.M. All participation in this meeting, including public participation, was by telephonic and/or electronic means to preserve the health, safety, and welfare of the public in light of the imminent threat caused by the COVID-19 pandemic.

Microsoft Team meeting

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_NmEyNDBIYjUtZTIhOC00OWRmLTg2NWQtNjg1MzY3N2Q3YzYx%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%22c398d374-fbf6-4a76-ab6b-94589dfe5aba%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_NmEyNDBIYjUtZTIhOC00OWRmLTg2NWQtNjg1MzY3N2Q3YzYx%40thread.v2/0?context=%7b%22Tid%22%3a%224aaa468e-93ba-4ee3-ab9f-6a247aa3ade0%22%2c%22Oid%22%3a%22c398d374-fbf6-4a76-ab6b-94589dfe5aba%22%7d)

or Via Phone: 1-720-547-5281 Conference ID: 953 894 307#

### 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. All participation in this meeting was telephone and/or electronic means to preserve the Health, Safety, and Welfare of the public in light of the imminent threat caused by the COVID-19 Pandemic.

The following Directors were in attendance (via video/telephone conference):

Martha Sippel, President  
Bryan Glenn, Vice President  
Steve Parry, Treasurer  
Gary Godden, Secretary  
Greg Jewell, Assistant Secretary

Also present were (via video/telephone conference):

Tamara K. Seaver; Icenogle Seaver Pogue, P.C.  
Matt Urkoski; CliftonLarsonAllen LLP

### 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 2:35 P.M.

### Directors Matters/Disclosure Matters:

None.

# RECORD OF PROCEEDINGS

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Approval of/Additions To/Deletions from the Agenda:	It was recognized that there were no changes to the November 17, 2020 Agenda.
Public Comments:	None.
Board Orientation and Strategic Planning Session:	Mr. Urkoski shared with the Board an outline of the planned strategic planning and orientation session.
Legal:	Director Sippel addressed the Board and opened the session with the Board's mission and vision statements. She then noted, for Board background, that the District contributed more than \$12,569,022 to City of Lone Tree projects from 2002 through 2008. Thereafter, Ms. Seaver addressed the Board and provided comment on the District's service plan, powers and related matters. She then addressed Director fiduciary duties and various laws of application to the District and Board members including the Colorado Open Records Act, Open Meetings Law and Code of Ethics. The Board asked Ms. Seaver various questions about these matters, to which she responded.
2021 Goals and Priorities:	Director Sippel opened the discussion and Director Glenn noted his belief that the brick walls should be the Board's focus. Directors Sippel and Jewell echoed this belief. Mr. Urkoski noted it appears that the brick walls would be the sole priority for capital projects and Directors Godden and Parry concurred.
HOA Matters:	Director Sippel touched on past issues with homeowners' associations and particular issues with Terra Ridge, in trying to reach an agreement with Terra Ridge and the City.
City Capital Requests:	Mr. Urkoski touched on the City's request for contribution to Lincoln Avenue and noted that funds were included in the District's 2021 Budget.
Multi-Modal Bridge Douglas County:	Mr. Urkoski reported on the long delay in this project and the District's prior agreement to contribute, noting Mr. Griffith had reported a year ago that the District's funding or lack thereof would not be a make or break for the project. Mr. Griffith now believes the project will be put out to bid in 2021 and Mr. Urkoski reported that, per the Board's prior direction, funds are in the 2021 budget. Director Sippel noted any District funding could be earmarked for beautification of the bridge in the context of negotiating an agreement with the County.
Website Goals:	Director Sippel touched on the District goals posted to the

# RECORD OF PROCEEDINGS

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website and Director Glenn commented on the same, noting they seemed largely appropriate.

## Executive Session:

Director Sippel moved that the Board convene in Executive Session pursuant to Sections 24-6-402(4)(b) and 24-6-402(4)(e), C.R.S. for the purpose of receiving legal advice on specific legal questions regarding District mill levies and projects. Director Parry seconded the motion, which was unanimously approved by the Board at 3:28 P.M.

Ms. Seaver and Mr. Urkoski remained for the entire executive session.

Upon motion by Director Parry and second by Director Glenn the board moved out of executive session and back into public session at 3:38 P.M.

## Other Items:

Director Sippel noted that an issue was discovered with website emails being misaddressed and that the issue had been corrected.

Mr. Urkoski reported on the data provided by GeoLens to the District and noted Mr. Goertz would report in greater detail at the regular Board meeting.

## Adjournment:

There being no further business to come before the Board, Director Sippel adjourned the Board meeting at 4:15 P.M.

  
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Secretary