

RECORD OF PROCEEDINGS

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

Held: Monday, February 26, 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
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
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 5:01 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.

Director Murphy disclosed her interest in personal property within the boundaries of the District and her membership on the

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	<p>Board of the Heritage Estates HOA. This disclosure is associated with approval of items on the agenda that may affect her interests.</p>
	<p>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.</p>
<p>Approval of/Additions To/Deletions from the Agenda:</p>	<p>Director Jewell moved approval of adding a new item to the Manager’s Report related to audit matters and to excuse Director Murphy’s absence. The motion was seconded by Director Johnson and approved unanimously by the Board.</p>
<p>Public Comments:</p>	<p>Councilmember Anderson addressed the Board and noted the City’s urban renewal authority has been established and will be evaluating projects within the Entertainment District. He reported on various other City projects. Mr. Schmitz then noted the Council approved another repaving contract for the year and reported related to the same. He then noted Douglas County’s landscaping work at C-470 and Yosemite and the fact that it was a good improvement over the prior state of the area.</p>
<p>Consent Agenda:</p>	<p>Director Godden moved that the Board approve the consent agenda comprising minutes of the January 22, 2024 regular meeting, cash position updated February 2024, prior and current claims and director fees. The motion was seconded by Director Johnson and unanimously approved by the Board.</p>
<p>Financial Matters - December 31, 2023 Unaudited Financial Statements:</p>	<p>Ms. Beacom presented to and reviewed with the Board the December 31, 2023 unaudited financial statements. Director Jewell inquired about the tuck point budgeting and contingency matters and Ms. Beacom responded to the same. After review and discussion, upon motion of Director Sippel, second by Director Jewell, and unanimous vote, the Board accepted the December 31, 2023 unaudited financial statements, as presented.</p>
<p>Landscape Matters - Monthly Landscape Maintenance Report:</p>	<p>Mr. Crespin presented the Monthly Landscaping Report to the Board noting ramped up efforts looking toward spring and various actions to be taken in anticipation of the same. He commented on irrigation system preparation and related matters.</p>
<p>Completed Work Orders:</p>	<p>None.</p>
<p>New Work Orders:</p>	<p>None.</p>

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Engineering Matters -

Southgate Water Line(s)
Replacement Update:

Mr. Goertz provided an update to the Board on the Southgate Water Line(s) replacement, noting there was not much to report other than repair of the January incident. He noted his firm is still communicating with the contractor to have them resolve the red grout issue.

2024 Median Retuck
Project:

Mr. Goertz provided an update to the Board on the medians, distributing maps to the Board members noting their recommendation to retuck medians 1, 2, 4, 5, and 6 and that this is what he anticipates putting out to bid. The Board inquired about the bidding, types of materials, and related matters. Mr. Goertz responded to the queries and explained how he estimates for the retuck projects. He reported medians 1 and 2 were last retucked approximately 8 years ago.

Manager's Matters -

Brick Wall Project:

Mr. Urkoski provided an update to the Board on the Brick Wall Project, reporting that CLA received a draft intergovernmental agreement for the next phase of this project to go out and obtain an additional study (RFP for options, materials and the like). He noted ISP has provided comments and he needs to review those comments, and, inclusive of scope, will be available in March for the March Board meeting. Mr. Schmitz reported on the City's desire to seek City Council approval at the March 19th City Council meeting so the timing works well.

Strategic Planning Session:

Mr. Urkoski discussed with Board the request for scheduling of a strategic planning session for the District. Director Sippel expressed her belief that updating strategic plans is important and the rest of the Board concurred. Mr. Urkoski suggested looking at a Friday afternoon in April or May and he noted CLA would look for acceptable dates.

Mr. Urkoski reviewed with the Board of Directors a notice from Haynie & Company, the District's auditor for some years, including for 2023. The notice referenced a disciplinary action related to an inspection of several publicly traded companies and a sanction of both the entity and the partner prohibiting them from conducting publicly traded company audits. He noted that governments were subject to different audit standards from GASB standards for governments such as the District and the disciplinary action has no impact on their government work. Ms. Seaver amplified Mr. Urkoski's comments and the Board asked several questions.

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Directors' Matters:

None.

Attorney Matters -

Collaboration with Metro
District Education
Coalition:

Ms. Seaver discussed with the Board a communication from Metro District Education Coalition seeking examples of special district best practices which she noted would include the collaboration on various important public projects with the City of Lone Tree, Douglas County, and others. Mr. Urkoski amplified the request .

2024 Mid-Session
Legislative Update:

Ms. Seaver presented to and reviewed with the Board the 2024 mid-session legislative update.

Other Matters:

None.

Adjournment:

There being no further business to come before the Board, Director Sippel adjourned the meeting at 5:48 P.M.

DocuSigned by:

Michelle Murphy

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Secretary

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