

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING
OF THE BOARD OF DIRECTORS OF THE
ELBERT AND HIGHWAY 86 METROPOLITAN DISTRICT
HELD
WEDNESDAY, JUNE 10, 2020

A special meeting of the Board of Directors (the "Board") of the Elbert and Highway 86 Metropolitan District (the "District") was held on Wednesday, June 10, 2020 at 3:00 p.m. via an online GoToMeeting. The meeting was open to the public.

Attendance

Board Members in attendance:

Karl Nyquist
David Pretzler
Todd Lambert
Brad Eidt
Larry Gable

Also in attendance:

Denise Denslow & Thuy Dam; CliftonLarsonAllen LLP
Dianne Miller; Miller & Associates Law Offices, LLC
Mark Harding; Commercial Board Member
Richard Dinkel; Commercial Board Member

1. Call to Order

Director Nyquist called the meeting to order at 3:09 p.m.

2. Declaration of Quorum/ Present Disclosures of Potential Conflicts of Interest

It was noted that a quorum was present allowing the Board to act on all matters to come before them at this meeting.

Ms. Miller noted that disclosures of potential conflict of interest statements for each of the Directors had been filed with the Secretary of State at least seventy-two hours in advance of the meeting in accordance with State statute.

3. Confirm Filing of Oaths of Directors/Consider Appointment of Officers

Ms. Miller confirmed the oaths of office for Brad Eidt and Larry Gable were filed per statutory requirements and deadlines.

Upon a motion duly made by Director Lambert, seconded by Director Pretzler and, upon vote, unanimously carried, the Board approved the following Appointment of Officers:

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President: Karl Nyquist
Treasurer/Secretary: David Pretzler
Assistant Treasurer: Brad Eidt
Assistant Secretary: Tod Lambert
Assistant Secretary: Larry Gable

4. Approve Agenda, Confirm Location of Meeting and Posting of Meeting Notice

Upon a motion duly made by Director Lambert, seconded by Director Pretzler and, upon vote, unanimously carried, the location of the meeting and the agenda were approved.

Ms. Denslow reported that notice of this meeting was posted in one (1) location within the District, twenty-four (24) hours prior to the meeting.

5. Review and Approve Minutes of the Elbert & Highway 86 Metropolitan District Regular Meeting on November 18, 2019

After review, upon a motion duly made by Director Lambert, seconded by Director Pretzler, and upon vote, unanimously carried, the Board approved minutes of Regular meeting on November 18, 2019, subject to revisions.

6. Financial Matters

A. Review and Consider Approval of 2019 Audit

Ms. Dam briefly reviewed the 2019 Audit with the Board, noting a clean and unqualified opinion from the auditor. Discussion ensued and the Board consensus was for Ms. Dam to spend additional time with Directors Eidt and Gable to review the audit and answer historical District questions.

Upon a motion duly made by Director Lambert, seconded by Director Pretzler and, upon vote, unanimously carried, the Board approved the 2019 Audit.

B. Review and Consider Acceptance of March 31, 2020 Unaudited Financial Statements

Ms. Dam reviewed the financial statements with the Board. Director Eidt inquired about payment to Perfect Patch for \$116,000. Discussion followed, with Director Nyquist explaining that this work was necessary to complete the county acceptance and maintenance process. Director Nyquist further noted that total cost for the repairs was approximately \$180,000, which was significantly lower than other prices received. Director Nyquist informed the Board that the county is scheduled to accept the roads at the July 14 county commissioner meeting.

Upon a motion duly made by Director Pretzler, seconded by Director Eidt and, upon vote, the Board accepted the March 31, 2020 unaudited financial statements, as presented. Director Gable voted no.

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C. Review and Consider Ratifying Approval of Claims

Ms. Dam reviewed the prior claims with the Board.

Upon a motion duly made by Director Pretzler, seconded by Director Eidt and, upon vote, the Board ratified approval of the claims, as presented. Director Gable voted no.

D. Other

None.

7. Items from the Manager

A. Ratify Approval of 2020 Landscape Maintenance Contract for Wild Pointe Ranch HOA with Hughes Landscaping, Inc.

Ms. Denslow reviewed the 2020 Landscape Maintenance Contract for Wilde Pointe Ranch HOA with Hughes Landscaping, Inc. with the Board. Discussion ensued regarding the scope. Directors Gable and Eidt will reach out to Hughes Landscaping, Inc. to obtain a maintenance schedule.

Following discussion, upon a motion duly made by Director Lambert, seconded by Director Eidt and, upon vote, unanimously carried, the Board ratified approval of the 2020 Landscape Maintenance Contract.

B. Website Update

Ms. Denslow provided an update on the creation of the District's website through SIPA, noting that due to a high volume of District websites to be created by SIPA the expected completion date has been delayed.

Following discussion, upon a motion duly made by Director Lambert, seconded by Director Pretzler and, upon vote, unanimously carried, the Board approved CLA to create the District's website with a not-to-exceed of \$750.

C. Other

Director Eidt inquired about the new roads being build, specifically, how they are being funded. Director Nyquist stated that they are the responsibility of the developer.

8. Attorney Items

A. Other

None.

9. Other Business None.

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10. Adjournment

There being no further business, upon a motion duly made by Director Nyquist, seconded by Director Lambert, and upon vote unanimously carried, the Board adjourned the meeting at 4:14 p.m.

Respectfully Submitted,

DocuSigned by:
David Pretzler
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