

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS

OF

HIGHPOINTE PARK METROPOLITAN DISTRICT

Held: Wednesday, July 19, 2023, at 2:00 P.M. via teleconference.

ATTENDANCE

The meeting was held in accordance with the laws of the State of Colorado. The following directors were in attendance:

AJ Beckman
John Craig
Kate Milne Innes

Also present were: Trisha Harris, Esq., White Bear Ankele Tanaka & Waldron, Attorneys at Law, District General Counsel; Georgia Harland, Simmons & Wheeler, District Accountant; Dawn Schilling, Schilling and Company, Auditor; and Charlene Perhacs, Armstrong Development.

ADMINISTRATIVE MATTERS

Call to Order

The meeting was called to order at 2:04 p.m.

Declaration of Quorum and Confirmation of Director Qualifications

Ms. Harris noted that a quorum for the Board was present and that the directors had confirmed their qualification to serve.

Reaffirmation of Disclosures of Potential or Existing Conflicts of Interest

Ms. Harris advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Ms. Harris reported that disclosures for those directors with potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Ms. Harris noted that a quorum was present and inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest regarding any matters scheduled for discussion at the meeting. No additional disclosures were noted. The Board determined that the participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act.

Approval of Agenda

Ms. Harris presented the Board with the agenda. Upon motion duly made and seconded, the Board unanimously approved the agenda.

PUBLIC COMMENT

There were no public comments.

CONSENT AGENDA

Ms. Harris presented the Board with the consent agenda items. The Board determined to consider the approval of the 2023 Annual Administrative Resolution separately and removed it from the consent agenda. Upon a motion duly made and seconded, the Board unanimously took the following actions:

- a. Approval of Board Meeting Minutes from November 2, 2022, Regular Meeting
- b. Approval of Resolution Designating Meeting Notice Posting Location

FINANCIAL MATTERS

Consider Approval of Payables/Financials

Ms. Harland presented the payables and financials to the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously ratified the payables and accepted the financials.

Consider Acceptance of 2022 Audit

Ms. Schilling presented the 2022 audit. Following discussion, upon a motion duly made and seconded, the Board accepted the 2022 audit subject to final review by legal counsel and approved Mr. Beckman to sign the representation letter.

CONSULTANT MATTERS

Discuss Storm Drainage Reports

Ms. Harris presented the Storm Drainage Reports and discussed the issue with the detention pond and the deterioration of the retaining wall, Ms. Perhacs discussed that Armstrong Development received a proposal, in an amount of \$5,500, from Mill Brothers to clean out the detention pond and fix or replace deteriorated stones. Armstrong also consulted engineer Scott Ayers, who recommended the detention pond be dredged and that a structural engineer be engaged to inspect the retaining wall and provide any necessary recommendations regarding any possible structural issue. The Board instructed Ms. Perhacs to obtain proposals for both the dredging of the detention pond and the engagement of a structural engineer. A special meeting may need to be called to consider such proposals prior to the next regularly scheduled meeting

Discuss Engagement of a District Manager

Ms. Harris discussed the possible amendment to the Declaration, which would shift design review and covenant enforcement to the District. Armstrong Development requested this item be removed from the agenda as Armstrong is having further internal discussions regarding that matter. If the Declaration amendment is approved, however, the District will likely need to engage a District Manager to assist with those functions. Ms. Harris is to provide proposals for the meeting at which the Declaration Amendment is to be considered.

OTHER BUSINESS

Next Meeting

The next regular meeting is scheduled for November 30, 2023, at 2:00 PM.

ADJOURNMENT

There being no further business to come before the Board and following discussion and upon motion duly made, seconded and unanimously carried, the Board determined to adjourn the meeting.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.


Kate Innes (Dec 2, 2023 09:42 MST)

Secretary for the Meeting

The foregoing minutes were approved by the Board of Directors on the 30th day of November 2023.