

RECORD OF PROCEEDINGS

**MINUTES OF THE COMBINED REGULAR MEETING
OF THE BOARDS OF DIRECTORS OF THE
MERIDIAN RANCH METROPOLITAN DISTRICT (MRMD)
MERIDIAN SERVICE METROPOLITAN DISTRICT (MSMD)
MERIDIAN RANCH METROPOLITAN DISTRICT 2018 SUBDISTRICT (MRMD 2018 Subdistrict)**

Held: August 4, 2021, 10:00 a.m., at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831

Attendance: The following Directors were in attendance:

Butch Gabrielski, President
Wayne Reorda, Secretary/Treasurer
Bill Gessner, Asst. Secretary/Treasurer
Mike Fenton, Asst. Secretary/Treasurer
Tom Sauer, Asst. Secretary/Treasurer

Also present were:

Jim Nikkel; Meridian Service Metro District
Carrie Billingsly; Meridian Service Metro District
Beth Aldrich; Meridian Service Metro District
Kerrie Dean; Meridian Service Metro District
Braden McCrory; Meridian Service Metro District
Ryan Kozlowski; Meridian Service Metro District
Tobias Bagley; Meridian Service Metro District
Sue Blair; Community Resource Services (via telephone)
Lisa Mayers and Jamie Cotter (via telephone); Spencer Fane
Tom Kerby; Tech Builders (via telephone)
Jim O'Hara; Tech Builders (via telephone)
Raul Guzman; Tech Builders (via telephone)
Nancy Loew; Homeowner (via telephone)
Andrea Bautista; Homeowner
Demetrius Jones; Homeowner
Judy Taylor; Homeowner
Audrey Kopp; Homeowner
Jason Kopp; Homeowner
Fran Matthews; Homeowner

Call to Order A quorum of the Board was present, and the Directors confirmed their qualification to serve. The meeting was called to order at 10:06.

Disclosure Matter Ms. Mayers noted that written disclosures of the interests of all Directors have been filed with the Secretary of State.

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Approve Agenda The Board reviewed the Agenda. A motion was made to amend the agenda by deleting item III.B.1. The motion was seconded and approved by unanimous vote of directors present.

Visitor Comments Ms. Bautista had questions concerning the ongoing landscaping issues in Meridian Ranch. Mr. Gabrielski and Mr. Nikkel reassured Ms. Bautista that the landscaping issues are being addressed. Ms. Bautista also wanted to know if the district would allow her to stain a section of district fencing next to her home that was discolored by irrigation. After discussion it was decided that Mr. McCrory would meet Ms. Bautista at her property to review the fence. The Board did not oppose allowing the fence to be stained to conform to district requirements.

Mr. Jones had questions concerning which tasks are the responsibility of the district and which tasks are BrightView's responsibility. After discussion, it was decided that Mr. Nikkel will email the contract with BrightView to Mr. Jones for him to examine.

Ms. Lowe had concerns regarding the following.

- Landscape maintenance, dead trees need to be replaced, water schedule needs to be examined, invasive weeds need to be removed, some areas need new mulch, areas that have dirt and no grass need to be reseeded or sod put down, mowing schedule needs to be examined.
- Possibly reallocating funds to help pay for landscaping issues.
- Getting the information that is going to be posted on the new Facebook page, (Meridian Karen's United), to residents that do not have Facebook accounts.
- Concerns at the Recreation Center include, keeping the pool clean, more of a focus on social activities, and more classes and activities for active older adults.

Approve Minutes The Board reviewed the July 7, 2021, Regular Board Minutes and the July 21, 2021, Special Meeting Minutes, a motion was made and seconded to approve the minutes as presented. The motion was approved by unanimous vote of directors present.

Financial Items Cash Position Summary and Financial Statements: Ms. Billingsly reviewed the cash position summary and monthly financial reports for June 2021. A motion was made to accept the cash position summary and financial statements as presented. The motion was seconded and approved by unanimous vote of directors present.

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Review 2020 Tap Fee Report: Ms. Billingsly reviewed the June 2021 Tap Fee Report with the Board for information only.

Approval of Payment of Claims: Ms. Billingsly reviewed the updated claims presented for approval at this meeting:

MRMD: Check #'s 02284-02289 totaling \$1,430.50.

MSMD: Bill.com payments and Check #'s 13293-13297 totaling \$427,373.31.

A motion was made and seconded to approve the MSMD payment of claims. The motion was approved by unanimous vote of directors present.

A motion was made and seconded to approve the MRMD payment of claims. The motion was approved by unanimous vote of directors present.

Operations & Engineering Items

Information Items:

MSMD Operations Reports:

- Mr. McCrory presented the water, sewer, parks and grounds, and drainage operation reports which included information from pages 30-31 of the Board Packet.
- Mr. Kozlowski presented the Recreation Center Report to the Board which included information from page 32 of the Board Packet. Mr. Kozlowski also noted:
 - There will be another blood drive at the Recreation Center on August 20th. It will take place in a mobile bus in the parking lot.

Managers Verbal Report: Mr. Nikkel provided status reports on the following matters:

- LFH Wells 5 and 8 are now complete
- LFH Well 7 will be complete by Late August
- MVEA still has not brought power into well sites 7 or 8

Action Items:

1. Consider and authorize Board President to sign contract for Preliminary Permitting Services with JDS Hydro for Water Treatment Plant Expansion, Site Development Plan, \$17,900.

A motion was made and seconded to authorize the Board President to sign a contract for Preliminary Permitting Services with JDS Hydro for Water Treatment Plant Expansion, Site Development Plan, \$17,900. The motion was approved by unanimous vote of directors present.

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Developer Items Mr. Guzman provided a verbal report to the Board on the status of Meridian Ranch development activities with no major updates from last month.

Director Items There were none.

Legal Items Receive legal advice regarding arbitration/post-arbitration matters with Cherokee Metropolitan District.

A motion was made, seconded and approved by unanimous vote of directors present to open an Executive Session pursuant to C.R.S. Section 24-6-402(4)(b) to receive legal advice regarding arbitration/post-arbitration matters with Cherokee Metropolitan District. The Executive Session was conducted with legal counsel present.

A motion was made, seconded and approved by unanimous vote of directors present to close the Executive Session.

Adjournment There being no further business to come before the Board, the President adjourned the meeting at 12:09 p.m.

The next regular meeting of the Boards is scheduled for September 8, 2021, at 10:00 a.m. at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831.

Respectfully submitted,


Secretary for the Meeting