

**MERIDIAN RANCH METROPOLITAN DISTRICT (MRMD)
MERIDIAN RANCH METROPOLITAN DISTRICT 2018 SUBDISTRICT (MRMD 2018 Subdistrict)
REGULAR MEETING AGENDA**

<u>Board of Directors</u>	<u>Office</u>	<u>Term Expiration</u>
Robert Guevara	President	May 2025
Michael Paul	Vice President	May 2027
Ryan Flood	Treasurer	May 2027
Richard Wenzel	Secretary	May 2027
Wayne Reorda	Asst. Secretary	May 2025

DATE: Tuesday, February 4, 2025
TIME: 5:30 p.m.
PLACE: Meridian Ranch Recreation Center
10301 Angeles Road
Peyton, CO 80831

The Public may participate in person or by following this link [Join the meeting now](#) or by telephone by calling +1 872-242-8662 and using Phone Conference ID: 262 025 219#

I. ADMINISTRATIVE ITEMS:

- A. Call to Order
- B. Pledge of Allegiance
- C. New Conflicts of Interest
- D. Approve Agenda
- E. Review and Approve January 7, 2025, Regular Board Meeting Minutes (enclosure) ***Pages 2-3***
- F. Visitor Comments for items not on the agenda (Limited to 3 minutes per resident or household)

II. FINANCIAL ITEMS:

- A. Review, Ratify and Approve Monthly Payment of Claims (enclosure and/or distributed under separate cover) ***Pages 4-9***

III. ACTION ITEMS:

- A. MSMD's request for MRMD to transfer the budgeted \$1 million transfer to MSMD.

IV. DEVELOPER ITEMS:

- A. Verbal Report from Construction Manager

V. DIRECTOR ITEMS:

- A. Board President's discussion and Q&A of current events that affect Meridian Ranch

VI. LEGAL ITEMS:

- A. Enter into Executive Session pursuant to C.R.S. 24-6-402(4)(b): Conference for the purposes of conferring with the District's attorney regarding specific advice on specific legal questions relating to the Ranch's relationship to the Service District and possible severance therefrom.

VII. ADJOURNMENT:

The next regular meeting of the Board is scheduled for Tuesday, March 4, 2025, at 5:30 p.m. at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831

RECORD OF PROCEEDINGS

**MINUTES OF THE REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
MERIDIAN RANCH METROPOLITAN DISTRICT (MRMD)
MERIDIAN RANCH METROPOLITAN DISTRICT 2018 SUBDISTRICT (MRMD 2018 Subdistrict)**

Held: January 7, 2025, 5:30 p.m., at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831

Attendance: The following Directors were in attendance:

Robert Guevara, President
Michael Paul, Vice President (via audio conference)
Ryan Flood; Treasurer (via audio conference)
Richard Wenzel; Secretary
Wayne Reorda; Assistant Secretary

Also present were:

Jennette Coe; Meridian Service Metro District
Carrie Billingsly; Meridian Service Metro District
Beth Aldrich; Meridian Service Metro District
John Chmil; Lyons Gaddis (via audio conference)
Calley Wenzel; Resident

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 5:30 p.m.

Disclosure Matter Director Guevara confirmed with the Board members that there were no new conflicts of interest.

Approve Agenda The Board reviewed the Agenda. A motion was made to amend the agenda to include an action item to review, discuss and approve Meridian Ranch Metropolitan District to pay any expenses incurred due to the inclusion process. The motion was seconded and approved by unanimous vote of Directors present.

Approve Minutes The Board reviewed the December 3, 2024, Board Minutes and a motion was made, and seconded to approve the minutes as presented. The motion was approved by unanimous vote of Directors present.

Visitor Comments There were none.

Administrative Matters Resolution MRMD 25-01 Concerning Regular Election of Directors to be held May 6, 2025: After a brief discussion a motion was made and seconded to approve Resolution MSMD 25-01 as presented. The motion was approved by unanimous vote of Directors present.

RECORD OF PROCEEDINGS

Financial Items Approval of Payment of Claims: Mr. Guevara reviewed the updated claims presented for approval at this meeting represented by check numbers:
MRMD: 2575-2581 totaling \$5,862.75
A motion was made and seconded to approve the MRMD payment of claims.
The motion was approved by unanimous vote of Directors present.

Action Items: Review, Discuss and Approve Meridian Ranch Metropolitan District to Pay for Inclusion Process: After a discussion a motion was made and seconded to approve Meridian Ranch Metropolitan District to pay for all expenses that are incurred by Meridian Service Metropolitan District during the Inclusion process. The motion was approved by unanimous vote of Directors present.

Developer Items Verbal report from the Construction Manager: Mr. Guzman was not present.

Director Items Discuss Potential for Refinancing MRMD Bank Loan: The Bond Council approached Mr. Guevara to inform him of a reduction in interest rates and to inquire if there was any interest in refinancing the bank loan. After a discussion it was decided to table the item until more information could be acquired.

Legal Items Director Guevara queried his fellow Board members and Mr. Chmil about the need for the posted executive session to confer with the District's attorney regarding specific advice on specific legal questions relating to the Ranch's relationship to the Service District and possible severance therefrom. No Board members nor their attorney indicated a need to enter into executive session. There was no motion to do so.

Adjournment There being no further business to come before the Board, the President adjourned the meeting at 6.05 p.m.

The next regular meeting of the Board is scheduled for February 4, 2025 at 5:30 p.m. at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831.

Respectfully submitted,

Secretary for the Meeting

System: 1/24/2025 7:15:00 AM
 User Date: 1/15/2025

Meridian Ranch Metropolitan Di
 VENDOR CHECK REGISTER REPORT
 Payables Management

Page: 1
 User ID: nbaile

Ranges:	From:	To:	From:	To:
Check Number	First	Last	Check Date	2/4/2025
Vendor ID	First	Last	Checkbook ID	First
Vendor Name	First	Last		Last

Sorted By: Check Number

* Voided Checks

Check Number	Vendor ID	Vendor Check Name	Check Date	Checkbook ID	Audit Trail Code	Amount
02582	CRS	CRS of Colorado	2/4/2025	WF CHECKING	PMCHK00000325	\$2,763.14
02583	LYONS GADDIS	Lyons Gaddis	2/4/2025	WF CHECKING	PMCHK00000325	\$1,209.50
02584	MICHAEL PAUL	Michael Paul	2/4/2025	WF CHECKING	PMCHK00000325	\$92.35
02585	RICHARD WENZEL	Richard Wenzel	2/4/2025	WF CHECKING	PMCHK00000325	\$92.35
02586	GUEVARA ROBERT	Robert Guevara	2/4/2025	WF CHECKING	PMCHK00000325	\$92.35
02587	RYAN FLOOD	Ryan Flood	2/4/2025	WF CHECKING	PMCHK00000325	\$92.35
02588	REORDA	Wayne Reorda	2/4/2025	WF CHECKING	PMCHK00000325	\$92.35
Total Checks: 7						Total Amount of Checks: \$4,434.39

REVIEWED
 lmarsh , 1/24/2025 , 1:35:36 PM

Batch ID: 01.23.25	Batch Frequency: Single Use
Batch Comment:	Audit Trail Code: PMTRX00000360
Trx Total Actual: 3	Trx Total Control: 0
Batch Total Actual: \$3,972.64	Batch Total Control: \$0.00
Approved: No	Approved By:
Batch Error Messages:	Approval Date: 0/0/0000
	Posting Date: 12/31/2024

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001256	SUBDISTRCIT 12.31.24	12/31/2024	CRS of Colorado	\$1,061.00
Description					

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-1450-610 x	Accounting & Management	PURCH	415.00	0.00
10-3100-000	Accounts Payable	PAY	0.00	415.00
10-1450-610 x	Accounting & Management	PURCH	506.00	0.00
10-3100-000	Accounts Payable	PAY	0.00	506.00
10-1450-660 x	Election	PURCH	140.00	0.00
10-3100-000	Accounts Payable	PAY	0.00	140.00
			1,061.00	1,061.00

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001257	12.31.24	12/31/2024	CRS of Colorado	\$1,702.14
Description					

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6100-000 x	Accounting & Management	PURCH	923.00	0.00
10-3100-000	Accounts Payable	PAY	0.00	923.00
10-6100-000 x	Accounting & Management	PURCH	522.00	0.00
10-3100-000	Accounts Payable	PAY	0.00	522.00
10-6600-000 x	Election expense	PURCH	252.50	0.00
10-3100-000	Accounts Payable	PAY	0.00	252.50
20-6850-000	COA should be 10-6850 per Miscellaneous expense	PURCH	4.64	0.00
20-3100-000	Nichole. Correction attached. Accounts payable	PAY	0.00	4.64
			1,702.14	1,702.14

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001258	19939.0000 01.08.25	1/8/2025	Lyons Gaddis	\$1,209.50
Description					

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6750-000 x	Legal	PURCH	1,209.50	0.00
10-3100-000	Accounts Payable	PAY	0.00	1,209.50
			1,209.50	1,209.50

* Voided Journal Entry

Batch ID: jbeans
 Batch Comment:

Approved: No Batch Total Actual: \$0.00 Batch Total Control: \$0.00
 Approved by: Trx Total Actual: 0 Trx Total Control: 0
 Approval Date:

Journal Entry	Transaction Type	Transaction Date	Reversing Date	Source Document	Transaction Reference	Audit Trail Code	Reversing Trail Code	Audit
User-Defined 1			User-Defined 2					
4,881	Standard	12/31/2024		GJ	Reclass CRS Postage	GLTRX00001051		

Correction to COA for postage to 10-6850 per Nichole with CRS. 1.24.25 LM

Account	Description	Debit	Credit
10-6850-000	Miscellaneous	\$4.64	
20-6850-000	Miscellaneous expense		\$4.64
10-3100-000	Accounts Payable		\$4.64
20-3100-000	Accounts payable	\$4.64	
Total Distributions:	4	Totals: \$9.28	\$9.28

Total Journal Entries: 1

Purchases Amount	Trade Discount	Freight Amount	Misc Amount	Tax Amount	Terms Disc Avail	Document Total
\$3,972.64	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,972.64

Meridian Ranch Metropolitan Dis
 PAYABLES TRANSACTION POSTING JOURNAL
 Payables Management

Batch ID: JAN25
 Batch Comment:
 Trx Total Actual: 5
 Batch Total Actual: \$461.75
 Approved: No
 Batch Error Messages:

Trx Total Control: 0
 Batch Total Control: \$0.00
 Approved By:

Batch Frequency: Single Use
 Audit Trail Code: PMTRX00000361

Approval Date: 0/0/0000
 Posting Date: 1/31/2025

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001259	REG MTG 01.07.25	1/7/2025	Robert Guevara	\$92.35

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6400-000x	Director's fees	PURCH	92.35	0.00
10-3100-000	Accounts Payable	PAY	0.00	92.35
			92.35	92.35

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001260	REG MTG 01.07.25	1/7/2025	Michael Paul	\$92.35

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6400-000 x	Director's fees	PURCH	92.35	0.00
10-3100-000	Accounts Payable	PAY	0.00	92.35
			92.35	92.35

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001263	REG MTG 01.07.25	1/7/2025	Wayne Reorda	\$92.35

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6400-000x	Director's fees	PURCH	92.35	0.00
10-3100-000	Accounts Payable	PAY	0.00	92.35
			92.35	92.35

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001262	REG MTG 01.07.25	1/7/2025	Richard Wenzel	\$92.35

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6400-000 x	Director's fees	PURCH	92.35	0.00
10-3100-000	Accounts Payable	PAY	0.00	92.35
			92.35	92.35

Type	Voucher Number	Document Number	Document Date	Vendor	Document Total
INV	00000000000001261	REG MTG 01.07.25	1/7/2025	Ryan Flood	\$92.35
			Description		

Distribution Errors:

Work Errors:

General Ledger Distributions

Account	Account Description	Account Type	Debit Amount	Credit Amount
10-6400-000 x	Director's fees	PURCH	92.35	0.00
10-3100-000	Accounts Payable	PAY	0.00	92.35
			92.35	92.35

Purchases Amount	Trade Discount	Freight Amount	Misc Amount	Tax Amount	Terms Disc Avail	Document Total
\$461.75	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$461.75
=====	=====	=====	=====	=====	=====	=====