

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE MERIDIAN SERVICE METROPOLITAN DISTRICT (MSMD)

Held: September 4, 2024, 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
Bill Gessner, Vice President
Mike Fenton, Secretary
Tom Sauer, Treasurer
Wayne Reorda, Asst. Secretary

Also present were:

Jim Nikkel; Meridian Service Metro District
Jennette Coe; Meridian Service Metro District
Beth Aldrich; Meridian Service Metro District
Russel Mills; Meridian Service Metro District
Ryan Kozlowski; Meridian Service Metro District
Aleks Myszkowski; Meridian Service Metro District
Ron Fano; Spencer Fane
Tom Kerby; Tech Builders
Raul Guzman; Tech Builders
Hannah Shelter: Haynie (via audio conference)
Phyllis Brown: CRS (via audio conference)

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.:00 a.m.

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

Executive Session A motion was made, seconded and approved by unanimous vote of Directors present to open an executive session pursuant to C.R.S. 24-6-402(4)(f) to discuss general manager succession planning. At the conclusion of the discussion in the executive session a motion was made, seconded and approved by unanimous vote of Directors present to close the executive session. No action was taken coming out of executive session.

Approve Agenda The Board reviewed the Agenda. A motion was made to approve the agenda. The motion was seconded and approved by unanimous vote of Directors present.

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Visitor Comments There were none.

Approve Minutes The Board reviewed the April 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.

Financial Items Consider Proposed MSMD 2023 Budget Amendment: This item was postponed to a date yet to be determined.

Presentation and acceptance of the 2023 Audit: Ms. Shelter from Haynie briefly reviewed the 2023 audit report as contained in the Board packet. A motion was made and seconded to accept the MSMD 2023 Audit subject to acceptance of the MSMD 2023 budget amendment and final auditor review. The motion was approved by unanimous vote of Directors present.

Cash Position Summary and Financial Statements: Ms. Coe reviewed the cash position summary and monthly financial reports for July 2024. A motion was made and seconded to accept the cash position summary, and financial statements as presented. The motion was approved by unanimous vote of Directors present.

Review 2024 Tap Fee Report: Ms. Coe reviewed the August 2024, Tap Fee Report with the Board for information only.

Receive Finance Committee Report: Ms. Coe noted the Finance Committee met on August 20, 2024, and gave a summary of the Finance Committee Report on page 35 of the packet. The August Interim payments were reviewed and approved by Director Gabrielski and Director Sauer.

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

Interim: Payments for ratification totaling \$401,248.17

MSMD: Payments totaling \$433,270.88

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

**Operations &
Engineering Items**

Information Items:

MSMD Operations Reports:

- Mr. Kozlowski presented the Recreation Center Report to the Board which included information from pages 38 and 39 of the Board Packet.

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- Mr. Mills presented the water, sewer, parks and grounds, and drainage operation reports which included information from pages 41 of the Board Packet.
- Mr. Myszkowski presented the parks and grounds report which included information from page 40 of the Board Packet.

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

- We are withholding payment from Filtronics until they deliver the filtering products for the Filter Plant.
- Ms. Coe and Mr. Kozlowski will be attending the SDA Conference that will be held in Keystone this month. Mr. Kozlowski has attended the SDA Academy and is on a full scholarship to attend the SDA Conference. Attending events like this can be very beneficial in our line of work.
- Art C. Klein has put together a nice set up for the Fieldhouse groundbreaking today including a tent, chairs and refreshments. We are hoping to see all five board members there.

Action Items: There were none.

Developer Items

Verbal Report from Construction Manager: Mr. Guzman provided a verbal report to the Board on the status of Meridian Ranch development activities:

- The Sanctuary is complete, and lots will be available for builders soon.
- The paving on Meridian Rd at Rex Rd should be completed by the end of the month. We will be waiting on El Paso County for the traffic signal.
- The Circle K that is going in at The Shops is hoping to break ground by the end of the year.
- The Parade of Homes starts Friday September the 7th. Meridian Ranch will have some model homes participating this year.

Director Items

All 5 directors will be attending the groundbreaking ceremony for the new Fieldhouse, at 10559 Rainbow Bridge Drive, at 1PM. No District business will be conducted: Mr. Nikkel informed the board and the public that all five Directors will be attending the groundbreaking ceremony for the new Fieldhouse at 1:00 p.m. today. No District business will be conducted.

Legal Items

Enter into Executive Session pursuant to C.R.S. 24-6-402-4(b) to receive legal advice regarding letter of termination of IGA received from MRMD: A motion was made, seconded and approved by unanimous vote of Directors present to open an executive session pursuant to C.R.S. 24-6-402-4(b) to receive legal advice regarding letter of termination of IGA received from MRMD. The motion was seconded and approved by unanimous vote of Directors present. Mr. Reorda recused himself from the executive session due to his position as a member of the Board of

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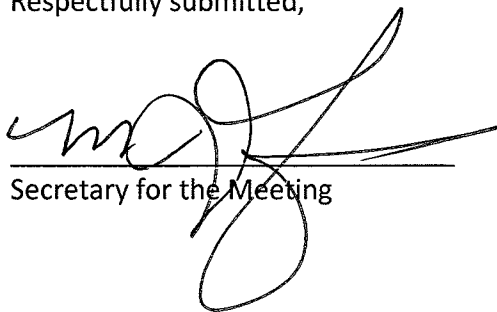
Meridian Ranch Metropolitan District. Outside legal counsel, Bill Kyriagis, joined the executive session. At the conclusion of the discussion in the executive session a motion was made, seconded and approved by unanimous vote of Directors present to close the executive session. No action was taken coming out of executive session.

Adjournment

There being no further business to come before the Board, the President adjourned the meeting at 11:37 a.m.

The next regular meeting of the Board is scheduled for October 2, 2024 at 10:00 a.m. at the Meridian Ranch Recreation Center, 10301 Angeles Road, Peyton, Colorado 80831.

Respectfully submitted,



Secretary for the Meeting