

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF
THE BOARD OF DIRECTORS OF THE
MOUNTAIN'S EDGE METROPOLITAN DISTRICT (THE "DISTRICT")
HELD
NOVEMBER 9, 2021

A special meeting of the Board of Directors of the Mountain's Edge Metropolitan District (referred to hereafter as the "Board") was convened on November 9, 2021, at 6:00 p.m. via Microsoft Teams. The meeting was open to the public via video/telephonic conference (Microsoft Teams).

ATTENDANCE

Directors In Attendance Were:

George Turtle, President
Kevin Miller, Treasurer (for a portion of the meeting)
Justin Phillips, Secretary
Mario Reyes, Assistant Secretary
Laura Murawski, Assistant Secretary

Also In Attendance Were:

Celeste Terrell and Lindsay Ross; CliftonLarsonAllen LLP ("CLA")
Emily Murphy, Esq.; McGeady Becher P.C.

ADMINISTRATIVE MATTERS

Disclosures of Potential Conflicts of Interest: Attorney Murphy discussed the requirements of Colorado law to disclose any potential conflicts of interest or potential breaches of fiduciary duty of the Board of Directors to the Secretary of State. The members of the Board were requested to disclose any potential conflicts of interest regarding any matters scheduled for discussion at this meeting. Attorney Murphy noted that the Board consists of homeowners and there were no disclosures of potential conflicts of interest filed with the Secretary of State or any additional conflicts disclosed at the meeting.

Quorum, Location of Meeting and Posting of Meeting Notice: Ms. Terrell confirmed the presence of a quorum, and the meeting was called to order at 6:01 p.m.

The Board discussed the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting. Following discussion, and upon motion duly made by Director Phillips, seconded by Director Reyes and, upon vote, unanimously carried, the Board determined to conduct the meeting at the above-stated date and time via video/telephonic conference (Microsoft Teams). It was further noted that notice of the time, date, and location of the meeting was duly posted, and the District had not received any objections to the location of the meeting or any requests that the meeting be changed by taxpaying electors within the District's boundaries.

Agenda: The Board reviewed the Agenda for the meeting.

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Following review, upon a motion duly made by Director Phillips, seconded by Director Reyes and, upon vote, unanimously carried the Board approved the agenda, as presented.

Public Comment: There was no public comment.

Minutes from the August 10, 2021 Board Meeting: Following review, upon a motion duly made by Director Phillips, seconded by Director Miller and, upon vote, unanimously carried the Board approved the August 10, 2021 Board Meeting Minutes, as presented.

Snow and Ice Management Agreement with Keesen Landscape Management, Inc.: Following review, upon a motion duly made by Director Phillips, seconded by Director Miller and, upon vote, unanimously carried, the Board ratified approval of the Snow and Ice Management Agreement with Keesen Landscape Management, Inc.

Resolution Establishing Regular Meeting Dates, Time, and Location and Designating Location for Posting of 24-Hour Notices: The Board discussed the business to be conducted in 2022. Following discussion, upon a motion duly made by Director Phillips, seconded by Director Reyes and, upon vote, unanimously carried, the Board adopted the Resolution Establishing Regular Meeting Dates, Time, and Location and Designating Location for Posting of 24-Hour Notices and determined to hold 2022 regular meetings on February 10, 2022, May 12, 2022, August 11, 2022, and November 10, 2022 at 6:00 p.m. via video/telephonic conference.

CliftonLarsonAllen LLP Master Service Agreement for Accounting and Management Services and related statements of work: Following review, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board approved the CliftonLarsonAllen LLP Master Service Agreement for Accounting and Management Services and related statements of work, as amended to remove payroll services and update billing costs.

FINANCIAL MATTERS

Unaudited Financial Statements and Cash Position : Ms. Ross reviewed with the Board the unaudited financial statements and cash position for the period ending September 30, 2021. Following discussion, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board accepted the unaudited financial statements and cash position, as presented.

Payment of Claims: Ms. Ross reviewed the payment of claims in the amount of \$44,535.26. Following discussion, upon motion duly made by Director Phillips, seconded by Director Turtle and, upon vote, unanimously carried, the Board ratified approval of claims in the amount of \$44,535.26.

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2022 Budget Preparation: Following discussion, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board ratified the appointment of the District Accountant to prepare the 2022 Budget.

Public Hearing on Amendment to 2021 Budget: The President opened the public hearing to consider an amendment to the 2021 Budget.

It was noted that publication of Notice stating that the Board would consider an amendment of the 2021 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to the public hearing.

No public comments were received, and the public hearing was closed.

Following discussion, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board adopted the Resolution to Amend the 2021 Budget.

Public Hearing on the Proposed 2022 Budget: The President opened the public hearing to consider the proposed 2022 Budget and discuss related issues.

It was noted that publication of Notice stating that the Board would consider adopting the 2022 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to the public hearing.

No public comments were received, and the public hearing was closed.

Ms. Ross reviewed the proposed 2022 Budget with the Board. Following discussion, the Board considered the adoption of the Resolution to Adopt the 2022 Budget and Appropriate Sums of Money and Resolution to Set Mill Levies (41.157 mills in the General Fund and 49.507 mills in the Debt Service fund, for a total mill levy of 90.664 mills). Upon a motion duly made by Director Phillips, seconded by Director Turtle and, upon vote, unanimously carried, the Board adopted the Resolutions and authorized execution of the Certification of Budget. The District Accountant was directed to transmit the Certification of Tax Levies to the Board of County Commissioners of Jefferson County not later than December 15, 2021; and further directed the District Manager to transmit the Certification of Budget to the Division of Local Government no later than January 31, 2022.

DLG-70 Certification of Tax Levies Form: Following discussion, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board authorized the District Accountant to

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prepare and sign the DLG-70 Certification of Tax Levies form for certification to the Board of County Commissioners and other interested parties.

Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan: Following discussion, the Board determined the resolution was not necessary.

2023 Budget Preparation: Following discussion, upon a motion duly made by Director Turtle, seconded by Director Phillips and, upon vote, unanimously carried, the Board appointed the District Accountant to prepare the 2023 Budget.

2021 Audit Preparation: Following discussion, upon a motion duly made by Director Turtle, seconded by Director Miller and, upon vote, unanimously carried, the Board approved the engagement of Dazzio & Associates, P.C. to perform the 2021 Audit.

District Insurance and Special District Association Membership for 2022: The Board deferred action on this matter.

2022 Fee Schedule: Ms. Ross reviewed the 2022 Fee Schedule with the Board. Following review, upon a motion duly made by Director Phillips, seconded by Director Murawski and, upon vote, unanimously carried, the Board approved the 2022 Fee Schedule.

LEGAL MATTERS

May 3, 2022 Regular Director Election: Attorney Murphy discussed the new legislative requirements for the May 3, 2022 Regular Director Election. Following discussion, upon a motion duly made by Director Turtle, seconded by Director Reyes and, upon vote, unanimously carried, the Board adopted the Resolution Calling May 3, 2022 Election for Directors, which appointed Lisa Jacoby as the Designated Election Official, and authorized her to perform all tasks required for the conduct of a mail ballot election.

Requirements of Section 32-1-809, C.R.S. (District Transparency Notice): Attorney Murphy discussed the special district transparency requirements of Section 32-1-809, C.R.S. with the Board. Following discussion, the Board directed the District Manager to post the special district transparency notice on the Special District Association website and the District's website.

Other: None.

MANAGER MATTERS / OPERATIONS AND MAINTENANCE

Security and Traffic Concerns: The Board discussed the security and traffic concerns in the community. Director Phillips contacted the Jefferson County Sheriff's Department to determine what actions can be taken in the future to address the security and traffic concerns.

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Updated Proposal for Fence Staining: Ms. Terrell discussed a phased approach for the fence repairs and staining. Following discussion, the Board directed Ms. Terrell to obtain updated pricing on all six-foot fence repairs. The Board requested additional information regarding the length of the warranty for the work and how often the staining will need to occur in the future.

Mailbox Solar Lighting: Director Phillips advised that he is researching options for solar lighting for the area around the mailboxes.

Social Committee: Following discussion, the Board determined to not establish a Social Committee.

COVENANT ENFORCEMENT

Covenant Enforcement and Inspection Update: Ms. Terrell provided an update to the Board. Director Phillips inquired about a possible violation and directed Ms. Terrell to inspect the same.

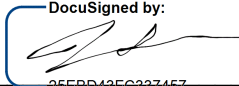
OTHER BUSINESS

Other: Ms. Terrell advised the Board of her upcoming leave of absence in the spring and noted that contact information for her replacement will be provided prior to her departure.

ADJOURNMENT

There being no further business to come before the Board at this time, upon a motion duly made by Director Phillips, seconded by Director Reyes and, upon vote, unanimously carried, the meeting was adjourned at 7:21 p.m.

Respectfully submitted,

By 
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 Secretary for the Meeting

Certificate Of Completion

Envelope Id: 645CFA7838E34B9F98F9286E29A5109A	Status: Completed
Subject: Please DocuSign: MEMD - Minutes 11-09-2021.pdf	
Client Name: Mountain's Edge Metro District	
Client Number: 011-044606	
Source Envelope:	
Document Pages: 5	Signatures: 1
Certificate Pages: 4	Initials: 0
AutoNav: Enabled	Envelope Originator:
Envelopeld Stamping: Enabled	Natalie Herschberg
Time Zone: (UTC-06:00) Central Time (US & Canada)	220 South 6th Street
	Suite 300
	Minneapolis, MN 55402
	Natalie.Herschberg@claconnect.com
	IP Address: 165.225.10.148

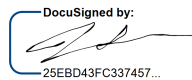
Record Tracking

Status: Original	Holder: Natalie Herschberg	Location: DocuSign
2/16/2022 2:51:44 PM	Natalie.Herschberg@claconnect.com	

Signer Events

Justin Phillips
 mountainsedgejustin@gmail.com
 Security Level: Email, Account Authentication (None)

Signature



Signature Adoption: Drawn on Device
 Using IP Address: 75.166.178.130
 Signed using mobile

Timestamp

Sent: 2/16/2022 2:53:54 PM
 Viewed: 2/18/2022 7:50:10 AM
 Signed: 2/18/2022 7:50:32 AM

Electronic Record and Signature Disclosure:
 Accepted: 2/18/2022 7:50:10 AM
 ID: e92f5205-539f-4a2c-ad20-23c6b32d8ab4

In Person Signer Events	Signature	Timestamp
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Editor Delivery Events	Status	Timestamp
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Agent Delivery Events	Status	Timestamp
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Intermediary Delivery Events	Status	Timestamp
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Certified Delivery Events	Status	Timestamp
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Carbon Copy Events	Status	Timestamp
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Witness Events	Signature	Timestamp
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Notary Events	Signature	Timestamp
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Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	2/18/2022 7:50:10 AM
Signing Complete	Security Checked	2/18/2022 7:50:32 AM
Completed	Security Checked	2/18/2022 7:50:31 AM

Payment Events	Status	Timestamps
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