

RECORD OF PROCEEDINGS

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF
SOUTH SLOAN'S LAKE METROPOLITAN DISTRICT NO. 2
HELD
MAY 17, 2024

A Regular Meeting of the Board of Directors ("Board") of the South Sloan's Lake Metropolitan District No. 2 ("District") was held on Friday, May 17, 2024, at 1:00 p.m. This District Board meeting was held via Zoom Videoconference. The meeting was open to the public.

ATTENDANCE

Directors present and acting:

Beth Ellertson, President
Carl Koelbel, Treasurer
Sarah Lavery, Assistant Secretary
Joseph Iannuzzi, Assistant Secretary

Following discussion, upon motion made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the absence of Director Bettis was excused.

Also present were:

Ann Finn; Public Alliance LLC
Jon Hoistad, Esq.; McGeady Becher P.C.
Margaret Henderson; CliftonLarsonAllen LLP
Dawn Sienicki; Resident (for a portion of the meeting)

**ADMINISTRATIVE
MATTERS**

Disclosure of Potential Conflicts of Interest: Attorney Hoistad noted a quorum was present and 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 with regard to any matters scheduled for discussion at this meeting and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with statute. Attorney Hoistad noted that necessary disclosures of potential conflicts of interest were filed with the Secretary of State by the statutory deadline.

Agenda: Ms. Finn distributed for the Board's review and approval a proposed agenda for the District's Regular Meeting.

Following discussion, upon motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board approved the Agenda.

RECORD OF PROCEEDINGS

Meeting Location: The Board entered into discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting.

Following discussion, upon motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board determined to conduct this meeting via Zoom videoconference. The Board noted that notice of this meeting and the Zoom meeting information was duly posted on the District's website and the Board has not received any objections to the meeting format or any requests that said format be changed by taxpaying electors within the boundaries of the District.

Public Comment: Ms. Sienicki noted the porta-potty located on West 16th Avenue and North Raleigh Street has been there for a while. The Board advised Ms. Sienicki it is for the construction crew working on the LiveWell Animal Hospital site.

Minutes of April 19, 2024 Regular Meeting: The Board reviewed the Minutes of the April 19, 2024 Regular Meeting.

Following review, upon a motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board approved the Minutes of the April 19, 2024 Regular Meeting.

**FINANCIAL
MATTERS**

Payment of Claims and Schedule of Cash Position: Ms. Henderson presented for the Board's consideration the payment of claims for the period from April 16, 2024 through May 6, 2024, in the amount of \$34,946.56.

Following review, upon a motion duly made by Director Ellertson, seconded by Director Iannuzzi and, upon vote, unanimously carried, the Board ratified approval of the payment of claims for the period from April 16, 2024 through May 6, 2024, in the amount of \$34,946.56.

Ms. Henderson further presented the schedule of cash position, dated March 31, 2024.

Following review, upon a motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board accepted the schedule of cash position, dated March 31, 2024

2023 Audit: Ms. Henderson noted the 2023 Audit will be available for Board consideration at the June 21, 2024 Regular Meeting.

**OPERATIONS
MATTERS**

Proposal from Guizar Concrete Construction LLC for Concrete Repair Work: Ms. Finn reviewed a proposal from Guizar Concrete Construction LLC for concrete repair work.

RECORD OF PROCEEDINGS

Following review, upon a motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board approved the proposal from Guizar Concrete Construction LLC and authorized the execution of a service agreement for concrete repair work, in the amount of \$20,520. The Board directed staff to obtain additional proposals for re-caulking of the sidewalk.

Status of Paver Repair Project: Ms. Finn informed the Board that BrightView Landscape Services, Inc. (“BrightView”) will begin work on the paver repair project in June.

Artificial Turf Replacement, Flowerpots, Boulders and Irrigation Modification Project Along 16th Street: The Board discussed landscaping and hardscaping along 16th Street and authorized a limited scope of repairs and replacements. Ms. Finn noted that BrightView had ordered the planters and will schedule installation once the planters have been received.

Amendment to the Events Policy, Permit and Facilities Management Fee: The Board reviewed an Amendment to the Events Policy, Permit and considered adoption of a Facilities Management Fee.

Following discussion, upon a motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board adopted Resolution No. 2024-05-01, an Amendment to the Events Policy, and adoption of Permit and Facilities Management Fee.

Feedback from the Community: Ms. Finn informed the Board that Public Alliance LLC had conducted a poll within the community, and noted that generally, residents like the events, but complained about the resulting trash.

Memorandum Regarding Signage for Events: The Board reviewed a Memorandum regarding signage for events. The Board determined not to provide signage, with the exception of a Message Board (QR Code), but would like to see additional options for signage.

Applications for Event Permits from TBW Enterprises LLC d/b/a Gum Pop Presents: The Board noted that Gum Pop Presents will need to comply with the Events Policy.

District Sponsored Events: The Board deferred discussion of this matter.

Proposal from Great Western Fence LLC for the Installation of a Fence behind the Chapel: Ms. Finn reviewed a proposal from Great Western Fence LLC for the installation of a fence behind the Chapel, noting that the adjacent irrigation will need to be capped and pavers installed.

RECORD OF PROCEEDINGS

Following review, upon a motion duly made by Director Ellertson, seconded by Director Koelbel and, upon vote, unanimously carried, the Board approved the proposal from Great Western Fence LLC for the installation of a fence behind the Chapel, for an amount not to exceed \$13,280.

Purchase and Installation of Additional Trash Cans throughout the District: The Board entered into discussion regarding the purchase and installation of additional trash cans throughout the District.

Following discussion, upon a motion duly made by Director Ellertson, seconded by Director Iannuzzi and, upon vote, unanimously carried, the Board approved the purchase and installation of two trash cans to be installed at the following locations: 1) on the southeast corner of Stuart Street and West Conejos Place; and 2) on the northeast corner of Quitman Street and West Conejos Place.

Hines Private Storm Vault Visual Inspection & Addenda: The Board reviewed the Hines Private Storm Vault Visual Inspection & Addenda, prepared by Matrix Design Group, Inc. No action was taken by the Board.

Manager's Report dated May 10, 2024: Ms. Finn reviewed the Manager's Report dated May 10, 2024 with the Board.

Proposal for Repair to Control Panel for Block 3 Stormwater Ejector Pump: Ms. Finn presented a proposal from A Squared Instruments and Controls for replacement of the green and red indicator lights on the control panel for the block 3 pump stormwater ejector pump.

Following discussion, upon a motion duly made by Director Ellertson, seconded by Director Iannuzzi and, upon vote, unanimously carried, the Board approved the proposal from A Squared Instruments and Controls for replacement of the green and red indicator lights on the control panel for the block 3 pump stormwater ejector pump, for an amount not to exceed \$3,000.

Utility Notification Center of Colorado ("UNCC") / Locate Services: Ms. Finn recommended that the District become a member of the UNCC for a fee of \$25.00. Following discussion, the Board authorized District membership in the UNCC and directed staff to obtain proposals for locate services.

**BOARD MEMBER
ITEMS**

Director Iannuzzi requested that staff verify with BrightView that the fertilizer they use within the District is pet friendly. Director Lavery noted she would like to allow people, but not dogs, to use the grass areas, and would like to post signage concerning the restriction. The Board further requested that staff identify tree and plant material that needs to be replaced.

RECORD OF PROCEEDINGS

LEGAL ITEMS

None.

OTHER MATTERS

The Board entered into discussion regarding the schedule for an Annual Meeting and a Statutory Town Hall Meeting. The Board determined to hold its Annual Meeting on July 19, 2024 at 1:00 p.m. and a Statutory Town Hall Meeting on July 19, 2024 at 2:00 p.m.

ADJOURNMENT

There being no further business to come before the Board at this time, the meeting was adjourned.

DocuSigned by:

Ann Finn

Secretary